

# **Executive Summary Report**

## **Characteristics Based Market Adjustment for 2002 Assessment Roll**

**Area Name / Number:** Covington / 56

**Last Physical Inspection:** 1999

### **Sales - Improved Analysis Summary:**

Number of Sales: 832

Range of Sale Dates: 1/00 through 12/01

<b>Sales - Improved Valuation Change Summary:</b>						
	Land	Imps	Total	Sale Price	Ratio	COV
2001 Value	\$58,500	\$127,400	\$185,900	\$199,600	93.1%	7.45%
2002 Value	\$60,700	\$137,700	\$198,400	\$199,600	99.4%	7.00%
Change	+\$2,200	+\$10,300	+\$12,500		+6.3%	-0.45%
%Change	+3.8%	+8.1%	+6.7%		+6.8%	-6.04%

\*COV is a measure of uniformity, the lower the number, the better the uniformity. The negative figures of – 0.45% and –6.04% actually indicate an improvement.

**Sales used in Analysis:** All sales of 1- 3 family residences on residential lots that appeared to be market sales were considered for this analysis. The sale summary excludes parcels with multiple buildings, mobile homes, and new construction where less than a fully complete house was assessed for 2001 and parcels with a 2001 assessed improvements value of \$10,000 or less.

### **Population - Improved Parcel Summary Data:**

	Land	Imps	Total
2001 Value	\$61,800	\$126,800	\$188,600
2002 Value	\$64,100	\$136,900	\$201,000
%Change	+3.7%	+8.0%	+6.6%

Number of improved 1 to 3 family residences in the population: 5709.

The population summary excludes parcels with multiple buildings, mobile homes, and new construction where less than a fully complete house was assessed for 2001 and parcels with a 2001 assessed improvements value of \$10,000 or less.

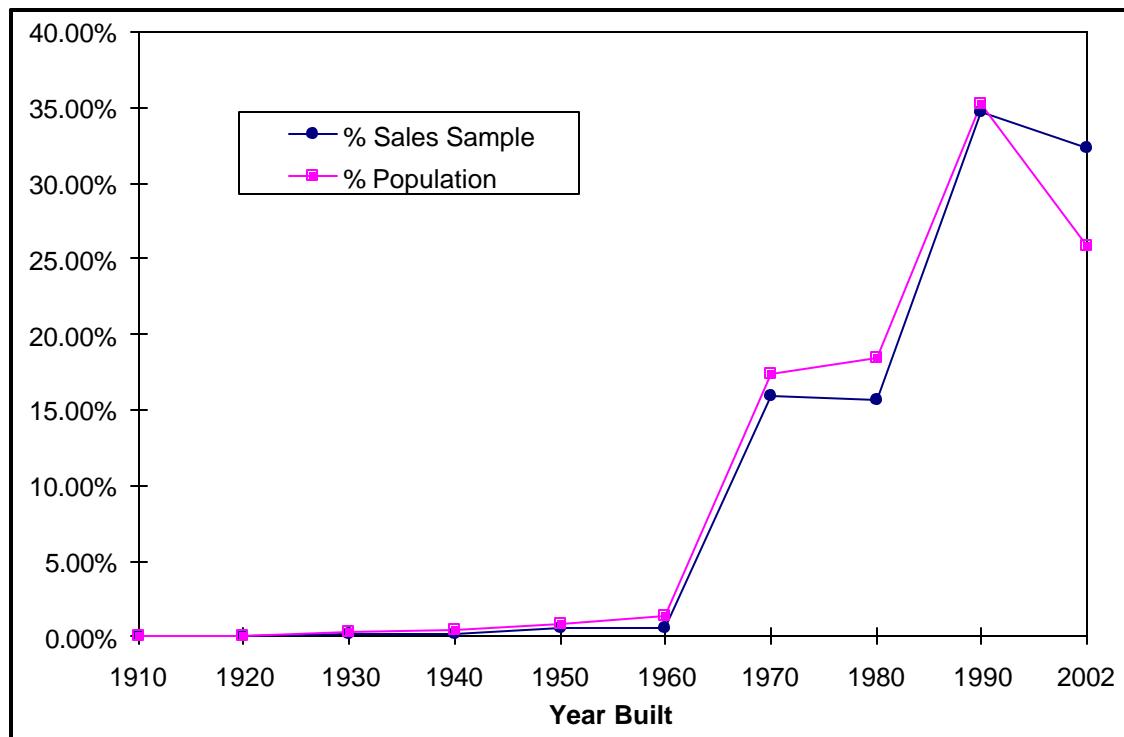
**Summary of Findings:** The analysis for this area consisted of a general review of applicable characteristics such as building grade, age, condition, stories, living areas, views, lot size, land problems and neighborhoods. The results showed that including variables for grade, year built/renovated and above grade living area improved uniformity of assessments throughout the area. For instance, the assessment ratios (assessed value/sale price) for grade 6 or lower houses, houses built or renovated later than year 2000 and houses with above grade living area less than 1500 square feet were lower than others and the formula adjusted them upward more than the other parcels.

The Annual Update values described in this report improve assessment levels, uniformity and equity; we recommend posting them for the 2002 assessment roll.

## **Sales Sample Representation of Population - Year Built**

<b>Sales Sample</b>		
Year Built	Frequency	% Sales Sample
1910	0	0.00%
1920	0	0.00%
1930	1	0.12%
1940	1	0.12%
1950	5	0.60%
1960	5	0.60%
1970	132	15.87%
1980	130	15.63%
1990	289	34.74%
2002	269	32.33%
	832	

<b>Population</b>		
Year Built	Frequency	% Population
1910	1	0.02%
1920	1	0.02%
1930	19	0.33%
1940	28	0.49%
1950	44	0.77%
1960	79	1.38%
1970	995	17.43%
1980	1053	18.44%
1990	2010	35.21%
2002	1479	25.91%
	5709	

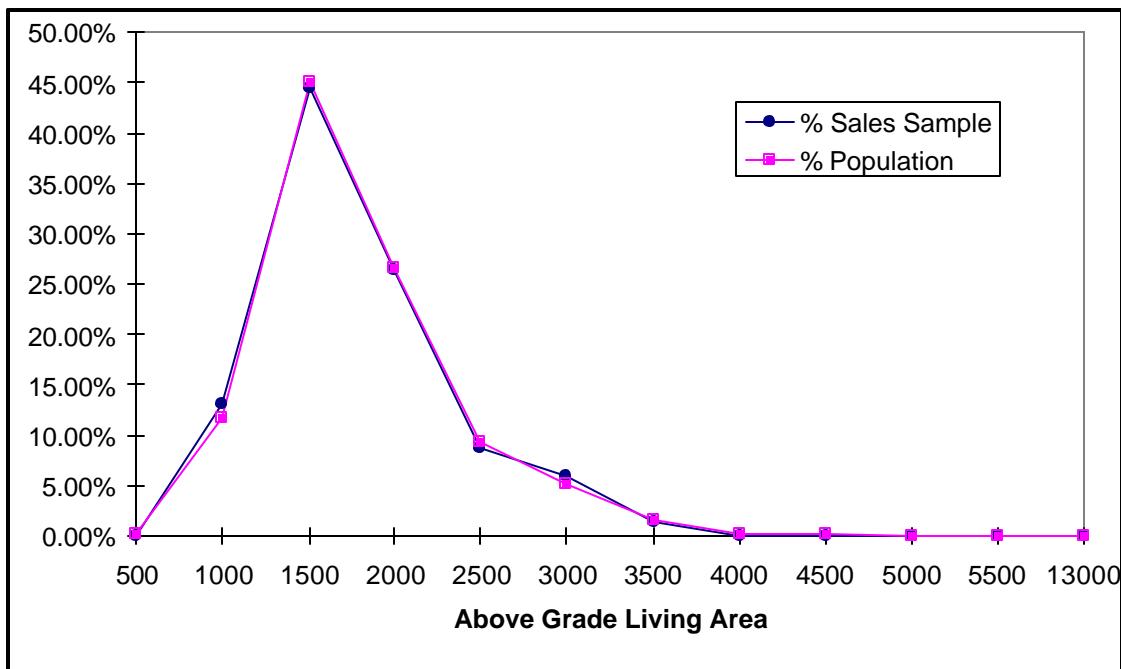


Sales of new homes built in the last twelve years are over-represented in this sample. This is a common occurrence due to the fact that most new homes will sell shortly after completion. This distribution is ideal for both accurate analysis and appraisals.

## **Sales Sample Representation of Population - Above Grade Living Area**

<b>Sales Sample</b>		
AGLA	Frequency	% Sales Sample
500	0	0.00%
1000	109	13.10%
1500	370	44.47%
2000	219	26.32%
2500	73	8.77%
3000	49	5.89%
3500	12	1.44%
4000	0	0.00%
4500	0	0.00%
5000	0	0.00%
5500	0	0.00%
13000	0	0.00%
	832	

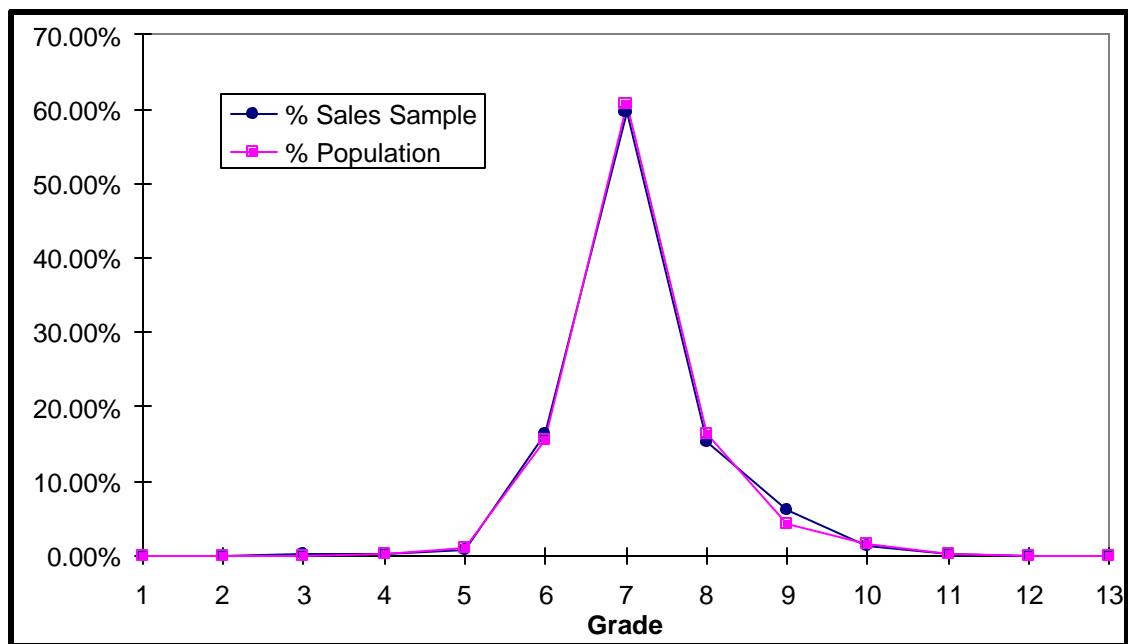
<b>Population</b>		
AGLA	Frequency	% Population
500	5	0.09%
1000	673	11.79%
1500	2572	45.05%
2000	1520	26.62%
2500	538	9.42%
3000	295	5.17%
3500	89	1.56%
4000	11	0.19%
4500	5	0.09%
5000	0	0.00%
5500	0	0.00%
13000	1	0.02%
	5709	



The sales sample frequency distribution follows the population distribution closely with regard to Above Grade Living Area. This distribution is ideal for both accurate analysis and appraisals.

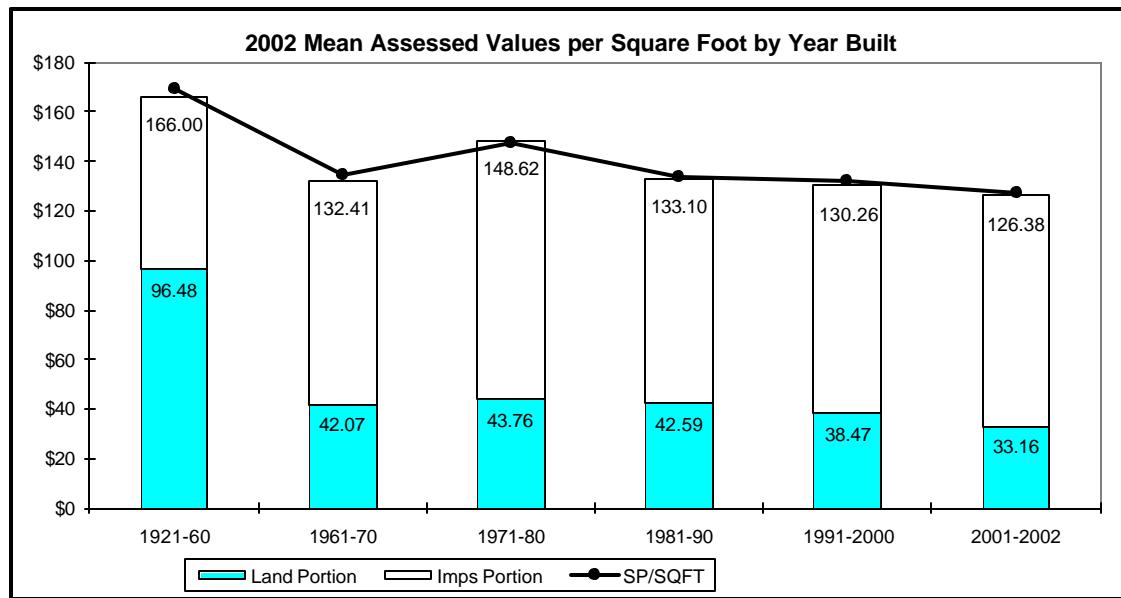
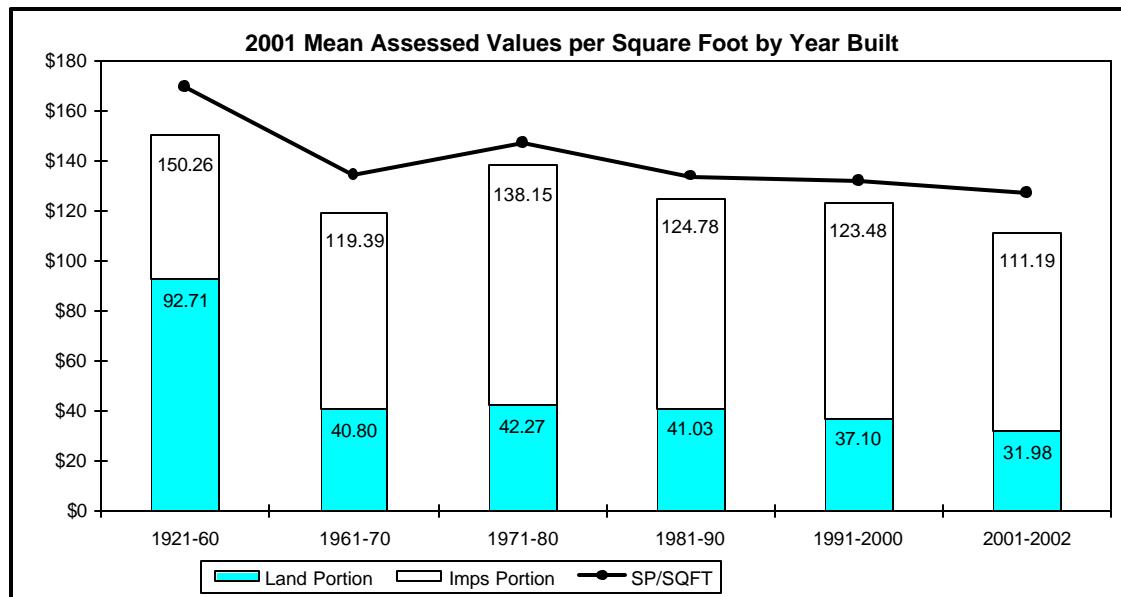
## **Sales Sample Representation of Population - Grade**

<b>Sales Sample</b>			<b>Population</b>		
Grade	Frequency	% Sales Sample	Grade	Frequency	% Population
1	0	0.00%	1	0	0.00%
2	0	0.00%	2	0	0.00%
3	1	0.12%	3	3	0.05%
4	2	0.24%	4	13	0.23%
5	6	0.72%	5	53	0.93%
6	137	16.47%	6	889	15.57%
7	497	59.74%	7	3473	60.83%
8	126	15.14%	8	937	16.41%
9	52	6.25%	9	246	4.31%
10	10	1.20%	10	85	1.49%
11	1	0.12%	11	9	0.16%
12	0	0.00%	12	1	0.02%
13	0	0.00%	13	0	0.00%
		832			5709



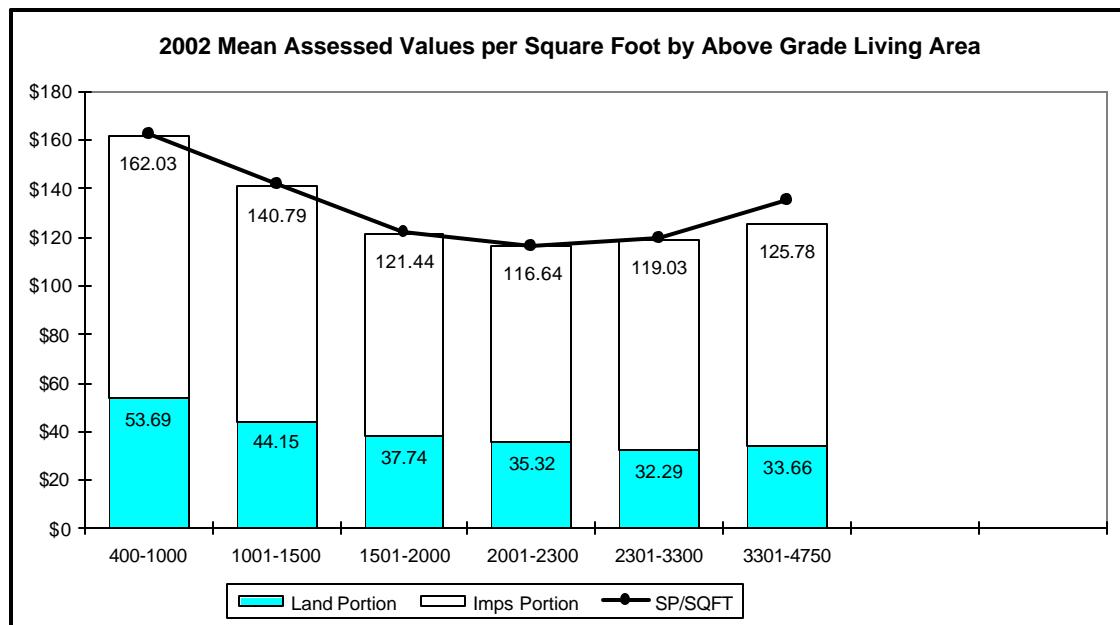
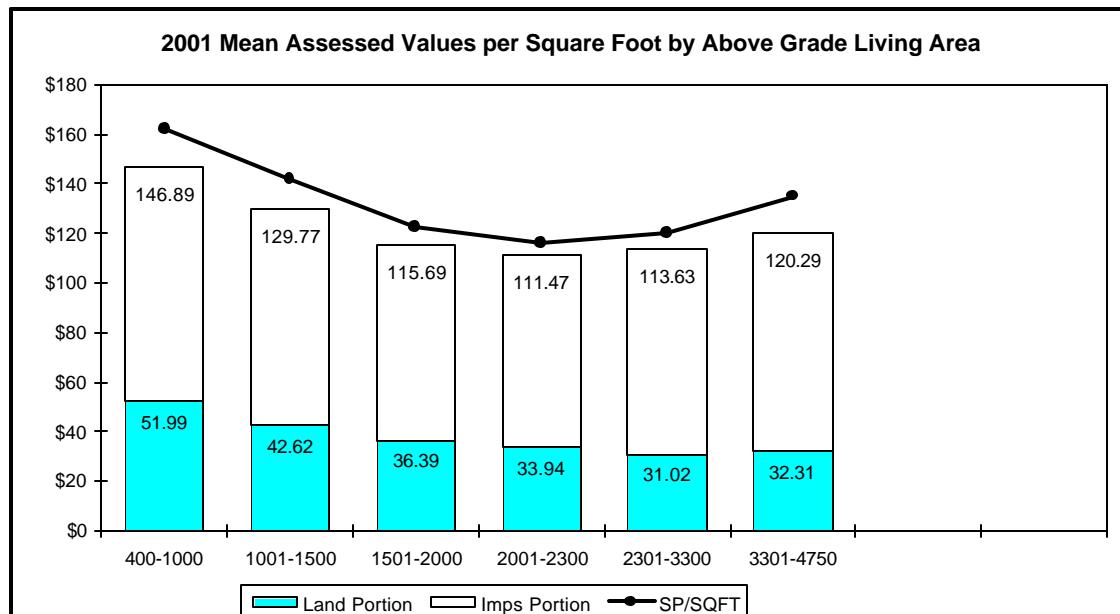
The sales sample frequency distribution follows the population distribution very closely with regard to Building Grade. This distribution is ideal for both accurate analysis and appraisals.

## **Comparison of 2001 and 2002 Per Square Foot Values by Year Built**



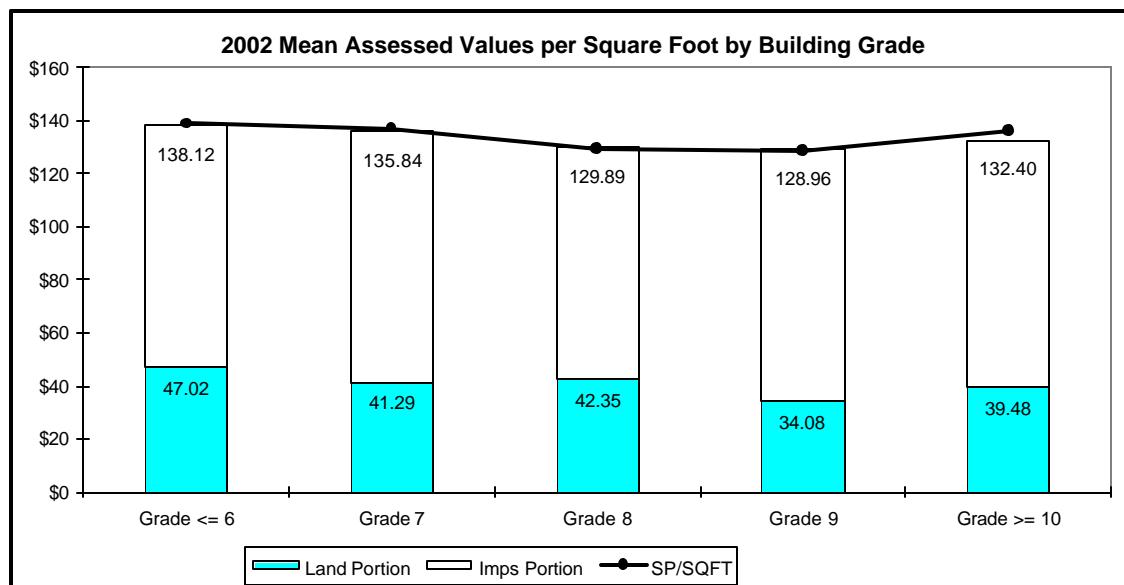
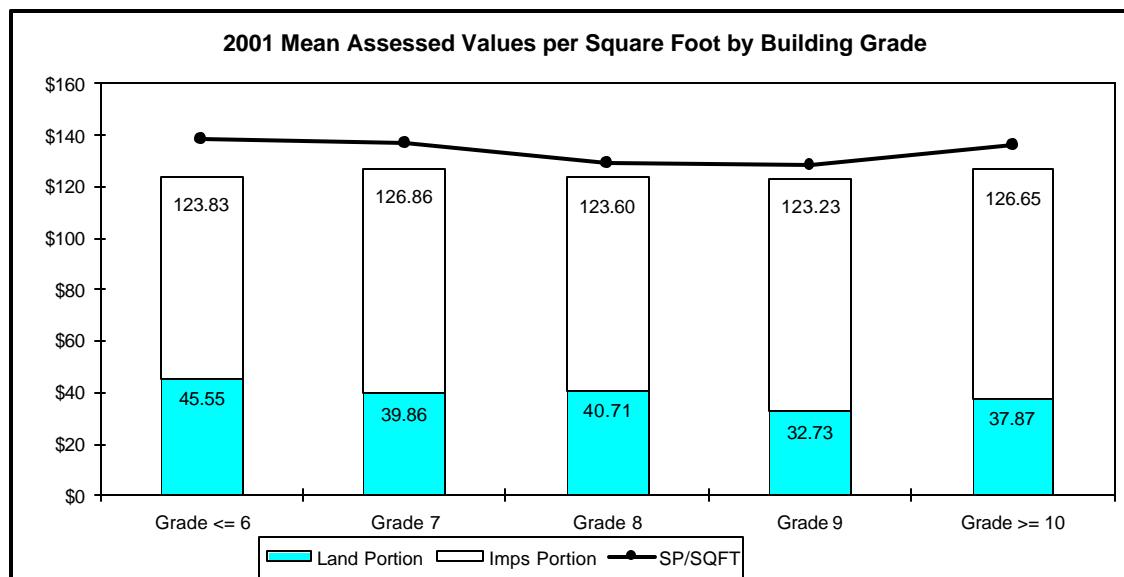
These charts clearly show an improvement in assessment level and uniformity by Year Built as a result of applying the 2002 recommended values. The values shown in the improvement portion of the chart represent the value for land and improvements.

## **Comparison of 2001 and 2002 Per Square Foot Values by Above Grade Living Area**



These charts clearly show an improvement in assessment level and uniformity by Above Grade Living Area as a result of applying the 2002 recommended values. There are only 3 sales with above grade living area between 3301 and 4750 square feet. The values shown in the improvement portion of the chart represent the value for land and improvements.

## Comparison of 2001 and 2002 Per Square Foot Values by Building Grade



These charts clearly show an improvement in assessment level and uniformity by Building Grade as a result of applying the 2002 recommended values. There are only 11 grade 10 or higher sales in the sale sample. The values shown in the improvement portion of the chart represent the value for land and improvements.

# **Annual Update Process**

## ***Data Utilized***

Available sales closed from 1/3/200 through 12/27/2001 were considered in this analysis. The sales and population data were extracted from the King County Assessor's residential database.

## ***Sales Screening for Improved Parcel Analysis***

Improved residential sales removal occurred for parcels meeting the following criteria:

1. Commercially zoned parcels
2. Vacant parcels
3. Mobile home parcels
4. Multi-parcel or multi-building sales
5. Parcels with improvements value, but no building characteristics
6. Others as identified in the sales deleted list

See the attached sales available and sales deleted lists at the end of this report for more detailed information.

## ***Land update***

There were not enough vacant land sales to derive a market adjustment based only on vacant land sales. Based on the constant from the model, a market adjustment for land values was derived. This resulted in an overall increase of 3.8% in land assessments in the area for 2002. The formula is:

$$\text{2002 Land Value} = \text{2001 Land Value} \times 1.038$$

with the results rounded down to the next \$1,000.

## ***Improved Parcel Update***

The analysis for this area consisted of a general review of applicable characteristics such as grade, age, condition, stories, living areas, views, lot size, land problems and neighborhoods. Upon completion of the initial review, characteristics that indicated an area of possible adjustment were further analyzed using NCSS Statistical Software diagnostic and regression tools in conjunction with Microsoft Excel.

The total assessed values on all improved parcels were based on the analysis of the 832 usable residential sales in the area.

The chosen adjustment model was developed using multiple regression approach with the 2001 assessment ratio being the dependent variable.

### **Improved Parcel Update (continued)**

The results showed that including variables for grade, year built/renovated and above grade living area improved uniformity of assessments throughout the area. For instance, the assessment ratios (assessed value/sale price) for grade 6 or lower houses, houses built or renovated later than year 2000 and houses with above grade living area less than 1500 square feet were lower than others and the formula adjusted them upward more than the other parcels.

The derived adjustment formula is:

$$\text{2002 Total Value} = \text{2001 Total Value} / (0.9555934 - 0.0708173 \text{ (if Year Built > 2000)} - 0.0323898 \text{ (if Grade} \leq 6\text{)} - 0.0304458 \text{ (if AGLA} \leq 1500 \text{ SF)})$$

The resulting total value is rounded down to the next \$1,000, then:

$$\text{2002 Improvements Value} = \text{2002 Total Value} \text{ minus } \text{2002 Land Value}$$

An explanatory adjustment table is included in this report.

*Other:*

- If multiple houses exist on a parcel, then: 2002 Total Value = 2001 Total Value \* 1.067 (rounded down), then, 2002 Imps Value = 2002 Total – 2002 Land.
- If a house and mobile home exist, the formula derived from the house is used.
- If “accessory improvements only\*”, then: 2002 Total Value = 2001 Total Value \* 1.067 (rounded down), then, 2002 Imps Value = 2002 Total – 2002 Land. *\*These include parcels with houses that have no characteristics data in the Assessor’s database.*
- If vacant parcels (no improvements value), only the land adjustment applies.
- Land Values or Improvements Values of \$10,000 or less and “No Perc” (SewerSystem=3) land values are not changed from 2001.
- If 2002 Total Value calculates at less than or equal to 2002 Land Value, then 2002 Land Value + 2001 Imps Value = 2002 Total Value.

Residential properties located on commercially zoned land will be valued using the overall basic adjustment indicated by the sales sample.

### **Model Validation**

Ratio studies of assessments before and after this annual update are included later in this report. “Before and after” comparison graphs appear earlier in this report.

## Area 56 Annual Update Model Adjustments

**2002 Total Value = 2001 Total Value\*(1 + Overall +/- Characteristic Adjustments as Apply Below)**

Due to rounding of the coefficient values used to develop the percentages and further rounding of the percentages in this table, the results you will obtain are an approximation of adjustment achieved in production.

### **Overall (if no other adjustments apply)**

4.6%

<b>Grade</b>	<b>&lt;=6</b>
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% Adjustment	3.7%
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### **Year Built or Renovated**

	<b>&gt;2000</b>
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% Adjustment	8.4%
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### **Above Grade Living Area**

	<b>&lt;=1500</b>
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% Adjustment	3.4%
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### **Comments:**

The % adjustments shown are what would be applied in the absence of any other adjustments.

For instance: a grade 6 or lower house would *approximately* receive a 8.3% *upward* adjustment (4.6% + 3.7% for the overall and grade respectively).

There are 958 grade 6 or lower houses, 68 houses built later than year 2000 and 3250 houses with above grade living area less than 1500 square feet.

About 41% of the population of 1 - 3 family home parcels in the area is adjusted by the overall alone.

## Area 56 Annual Update Ratio Confidence Intervals

These tables represent the percentage changes for specific characteristics.

A 2002 LOWER 95% C.L. greater than the overall weighted mean indicates that assessment levels *may* be relatively high. A 2002 UPPER 95% C.L. less than the overall weighted mean indicates that levels *may* be relatively low. The overall 2002 weighted mean is 0.994.

The confidence interval for the arithmetic mean is used as an estimate for the weighted mean.

It is difficult to draw conclusions when the sales count is low.

View	Count	2001 Weighted Mean	2002 Weighted Mean	Percent Change	2002 Lower 95% C.L.	2002 Upper 95% C.L.
N	814	0.931	0.993	6.7%	0.989	0.998
Y	18	0.956	1.015	6.2%	0.968	1.062
Traffic Noise	Count	2001 Weighted Mean	2002 Weighted Mean	Percent Change	2002 Lower 95% C.L.	2002 Upper 95% C.L.
N	811	0.932	0.995	6.7%	0.990	1.000
Y	21	0.903	0.959	6.3%	0.911	1.008
Water-front	Count	2001 Weighted Mean	2002 Weighted Mean	Percent Change	2002 Lower 95% C.L.	2002 Upper 95% C.L.
N	818	0.931	0.993	6.7%	0.988	0.998
Y	14	0.965	1.031	6.9%	0.975	1.088
Grade	Count	2001 Weighted Mean	2002 Weighted Mean	Percent Change	2002 Lower 95% C.L.	2002 Upper 95% C.L.
3	1	0.792	0.887	11.9%	N/A	N/A
4	2	0.887	0.990	11.6%	-0.194	2.174
5	6	0.871	0.972	11.6%	0.873	1.071
6	137	0.894	0.997	11.5%	0.984	1.010
7	497	0.927	0.990	6.8%	0.985	0.996
8	126	0.956	1.003	4.9%	0.989	1.017
9	52	0.957	1.002	4.7%	0.984	1.020
10	10	0.919	0.960	4.5%	0.876	1.045
11	1	1.000	1.046	4.6%	N/A	N/A
Year Built or Renovated	Count	2001 Weighted Mean	2002 Weighted Mean	Percent Change	2002 Lower 95% C.L.	2002 Upper 95% C.L.
1921-1930	1	0.798	0.894	12.0%	N/A	N/A
1931-1940	1	1.061	1.187	11.9%	N/A	N/A
1941-1950	5	0.917	1.005	9.5%	0.862	1.147
1951-1960	5	0.837	0.912	9.0%	0.867	0.957
1961-1970	132	0.892	0.987	10.7%	0.975	1.000
1971-1980	130	0.947	1.015	7.2%	1.002	1.028
1981-1990	289	0.935	0.993	6.2%	0.985	1.001
1991-2000	245	0.941	0.989	5.2%	0.982	0.997
>2000	24	0.871	0.987	13.4%	0.959	1.015

## Area 56 Annual Update Ratio Confidence Intervals

These tables represent the percentage changes for specific characteristics.

A 2002 LOWER 95% C.L. greater than the overall weighted mean indicates that assessment levels *may* be relatively high. A 2002 UPPER 95% C.L. less than the overall weighted mean indicates that levels *may* be relatively low. The overall 2002 weighted mean is 0.994.

The confidence interval for the arithmetic mean is used as an estimate for the weighted mean.

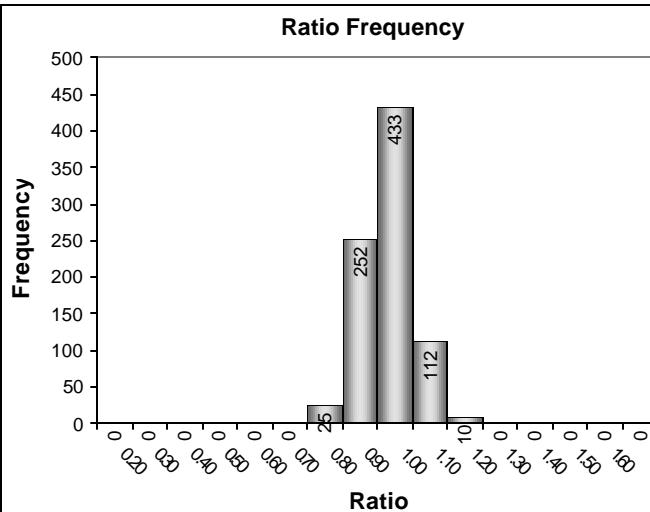
It is difficult to draw conclusions when the sales count is low.

Condition	Count	2001 Weighted Mean	2002 Weighted Mean	Percent Change	2002 Lower 95% C.L.	2002 Upper 95% C.L.
Fair	5	0.912	0.994	9.0%	0.857	1.131
Average	667	0.932	0.991	6.3%	0.986	0.996
Good	150	0.929	1.010	8.6%	0.998	1.021
Very Good	10	0.920	1.014	10.2%	0.980	1.047
Lotsize	Count	2001 Weighted Mean	2002 Weighted Mean	Percent Change	2002 Lower 95% C.L.	2002 Upper 95% C.L.
<3000	1	1.058	1.107	4.5%	N/A	N/A
3000-5000	46	0.907	0.991	9.3%	0.970	1.012
5001-8000	413	0.930	0.997	7.2%	0.990	1.003
8001-12000	244	0.934	0.995	6.5%	0.987	1.003
12001-16000	66	0.934	0.985	5.5%	0.965	1.004
16001-20000	25	0.936	0.985	5.2%	0.952	1.017
20001-30000	13	0.882	0.943	6.8%	0.866	1.019
30001-43559	11	0.944	0.992	5.1%	0.928	1.056
1AC-3AC	8	0.964	1.014	5.2%	0.933	1.095
3.01AC-5AC	5	1.021	1.079	5.7%	1.036	1.122
Stories	Count	2001 Weighted Mean	2002 Weighted Mean	Percent Change	2002 Lower 95% C.L.	2002 Upper 95% C.L.
1	525	0.921	0.995	8.1%	0.990	1.001
1.5	7	0.932	0.973	4.4%	0.892	1.054
2	298	0.944	0.993	5.1%	0.985	1.001
2.5	2	0.940	0.983	4.6%	-1.050	3.017
Above Grade Living Area	Count	2001 Weighted Mean	2002 Weighted Mean	Percent Change	2002 Lower 95% C.L.	2002 Upper 95% C.L.
<801	11	0.858	0.959	11.7%	0.891	1.027
801-1000	98	0.913	1.005	10.1%	0.991	1.018
1001-1500	370	0.916	0.994	8.5%	0.986	1.001
1501-2000	219	0.946	0.993	5.0%	0.984	1.001
2001-2500	73	0.951	0.996	4.7%	0.978	1.013
2501-3000	49	0.960	1.006	4.8%	0.984	1.028
3001-4000	12	0.907	0.949	4.6%	0.901	0.997

# Annual Update Ratio Study Report (Before)

## 2001 Assessments

<b>District/Team:</b> NE/3	<b>Lien Date:</b> 1/1/2001	<b>Date of Report:</b> 9/24/2002	<b>Sales Dates:</b> 1/00 - 12/01
<b>Area</b> <b>56</b>	<b>Analyst ID:</b> <b>JHEL</b>	<b>Property Type:</b> 1-3 Family Residences	<b>Adjusted for time?:</b> <b>No</b>
<b>SAMPLE STATISTICS</b>			
<b>Sample size (n)</b> 832 <b>Mean Assessed Value</b> 185,900 <b>Mean Sales Price</b> 199,600 <b>Standard Deviation AV</b> 58,436 <b>Standard Deviation SP</b> 60,662			
<b>ASSESSMENT LEVEL</b>			
<b>Arithmetic Mean Ratio</b> 0.930 <b>Median Ratio</b> 0.928 <b>Weighted Mean Ratio</b> 0.931			
<b>UNIFORMITY</b>			
<b>Lowest ratio</b> 0.743 <b>Highest ratio:</b> 1.140 <b>Coefficient of Dispersion</b> 6.00% <b>Standard Deviation</b> 0.069 <b>Coefficient of Variation</b> 7.45% <b>Price Related Differential (PRD)</b> 0.999			
<b>RELIABILITY</b>			
<b>95% Confidence: Median</b> <i>Lower limit</i> 0.921 <i>Upper limit</i> 0.935 <b>95% Confidence: Mean</b> <i>Lower limit</i> 0.926 <i>Upper limit</i> 0.935			
<b>SAMPLE SIZE EVALUATION</b>			
<b>n (population size)</b> 5709 <b>B (acceptable error - in decimal)</b> 0.05 <b>S (estimated from this sample)</b> 0.069 <b>Recommended minimum:</b> 8 <b>Actual sample size:</b> 832 <b>Conclusion:</b> OK			
<b>NORMALITY</b>			
<b>Binomial Test</b> <i># ratios below mean:</i> 423 <i># ratios above mean:</i> 409 <i>Z:</i> 0.485 <b>Conclusion:</b> <i>Normal*</i> <i>*i.e. no evidence of non-normality</i>			



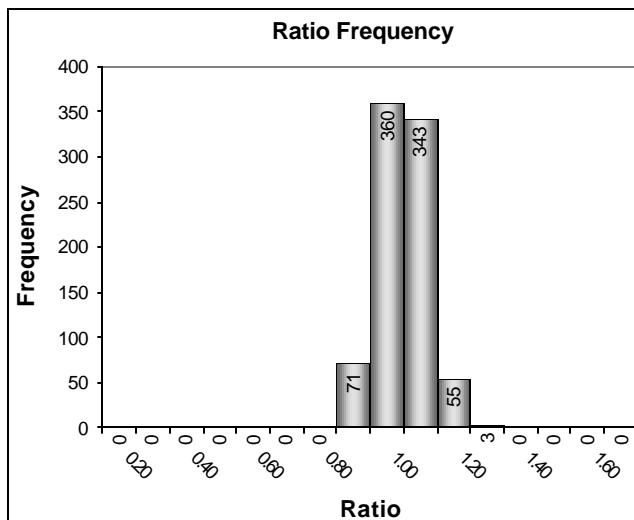
### COMMENTS:

1 - 3 Family Residences throughout the area.

# Annual Update Ratio Study Report (After)

## 2002 Assessments

<b>District/Team:</b> NE/3	<b>Lien Date:</b> 1/1/2002	<b>Date of Report:</b> 9/24/2002	<b>Sales Dates:</b> 1/00- 12/01
<b>Area</b> <b>56</b>	<b>Analyst ID:</b> <b>JHEL</b>	<b>Property Type:</b> 1 - 3 Family Residences	<b>Adjusted for time?:</b> No
<b>SAMPLE STATISTICS</b>			
<b>Sample size (n)</b> 832 <b>Mean Assessed Value</b> 198,400 <b>Mean Sales Price</b> 199,600 <b>Standard Deviation AV</b> 59,080 <b>Standard Deviation SP</b> 60,662			
<b>ASSESSMENT LEVEL</b>			
<b>Arithmetic Mean Ratio</b> 0.997 <b>Median Ratio</b> 0.997 <b>Weighted Mean Ratio</b> 0.994			
<b>UNIFORMITY</b>			
<b>Lowest ratio</b> 0.803 <b>Highest ratio:</b> 1.241 <b>Coefficient of Dispersion</b> 5.56% <b>Standard Deviation</b> 0.070 <b>Coefficient of Variation</b> 7.00% <b>Price Related Differential (PRD)</b> 1.003			
<b>RELIABILITY</b>			
<b>95% Confidence: Median</b> Lower limit 0.992 Upper limit 1.004 <b>95% Confidence: Mean</b> Lower limit 0.993 Upper limit 1.002			
<b>SAMPLE SIZE EVALUATION</b>			
<b>n (population size)</b> 5709 <b>B (acceptable error - in decimal)</b> 0.05 <b>S (estimated from this sample)</b> 0.070 <b>Recommended minimum:</b> 8 <b>Actual sample size:</b> 832 <b>Conclusion:</b> OK			
<b>NORMALITY</b>			
<b>Binomial Test</b> # ratios below mean: 420 # ratios above mean: 412 Z: 0.277 <b>Conclusion:</b> Normal*			
<i>*i.e. no evidence of non-normality</i>			



**COMMENTS:**

Assessment levels and uniformity are improved by Annual Update.

## **Glossary for Improved Sales**

### **Condition: Relative to Age and Grade**

1= Poor	Many repairs needed. Showing serious deterioration
2= Fair	Some repairs needed immediately. Much deferred maintenance.
3= Average	Depending upon age of improvement; normal amount of upkeep for the age of the home.
4= Good	Condition above the norm for the age of the home. Indicates extra attention and care has been taken to maintain
5= Very Good	Excellent maintenance and updating on home. Not a total renovation.

### **Residential Building Grades**

Grades 1 - 3	Falls short of minimum building standards. Normally cabin or inferior structure.
Grade 4	Generally older low quality construction. Does not meet code.
Grade 5	Lower construction costs and workmanship. Small, simple design.
Grade 6	Lowest grade currently meeting building codes. Low quality materials, simple designs.
Grade 7	Average grade of construction and design. Commonly seen in plats and older subdivisions.
Grade 8	Just above average in construction and design. Usually better materials in both the exterior and interior finishes.
Grade 9	Better architectural design, with extra exterior and interior design and quality.
Grade 10	Homes of this quality generally have high quality features. Finish work is better, and more design quality is seen in the floor plans and larger square footage.
Grade 11	Custom design and higher quality finish work, with added amenities of solid woods, bathroom fixtures and more luxurious options.
Grade 12	Custom design and excellent builders. All materials are of the highest quality and all conveniences are present.
Grade 13	Generally custom designed and built. Approaching the Mansion level. Large amount of highest quality cabinet work, wood trim and marble; large entries.

**Sales Available for Annual Update Analysis**  
**Area 56**  
**(Single Family Residences)**

<b>Sub Area</b>	<b>Major</b>	<b>Minor</b>	<b>Sale Date</b>	<b>Sale Price</b>	<b>Above Grade Living</b>	<b>Finished Bsmt</b>	<b>Bld Grade</b>	<b>Year Built</b>	<b>Cond</b>	<b>Lot Size</b>	<b>View</b>	<b>Water-front</b>	<b>Situs Address</b>
3412700	0555	5/25/01	159000	610	0	3	1950	4	7118	Y	Y		25806 W LAKE WILDERNESS DR SE
3680700	0075	2/6/01	94000	570	0	4	1927	3	13622	N	N		26011 216TH PL SE
3412700	0705	6/18/01	100000	620	0	4	1961	4	9653	Y	Y		23050 SE LAKE WILDERNESS DR
3412700	0625	3/16/01	175000	620	0	5	1950	4	10989	Y	Y		22844 SE LAKE WILDERNESS DR
3282206	9034	8/8/01	175000	730	0	5	1950	3	7750	Y	Y		21408 SE 265TH ST
3154580	1080	2/15/01	117500	900	0	5	1959	4	7686	N	N		21650 SE 267TH ST
3857840	0035	3/23/01	141950	950	0	5	1965	4	11250	N	N		21749 SE 262ND PL
3292206	9071	4/25/00	136250	1260	0	5	1955	4	11741	N	N		19848 SE 272ND ST
3292206	9105	6/18/01	165000	1268	0	5	1958	4	12650	N	N		26441 200TH AV SE
3865140	2080	4/12/01	128000	720	0	6	1968	3	5200	N	N		18855 SE 269TH ST
3865140	2150	6/29/01	120950	770	0	6	1968	3	5200	N	N		19009 SE 269TH ST
3865140	2700	2/24/00	120000	770	0	6	1969	4	5144	N	N		19006 SE 269TH ST
3865140	2910	3/8/00	113750	770	0	6	1969	4	5200	N	N		19023 SE 266TH ST
3865141	1110	12/26/01	140000	770	0	6	1969	3	4875	N	N		26121 195TH PL SE
3865141	1110	12/6/00	127500	770	0	6	1969	3	4875	N	N		26121 195TH PL SE
3865140	0110	9/27/01	129500	840	0	6	1969	4	5200	N	N		19239 SE 269TH ST
3865140	0250	6/5/00	124500	840	0	6	1969	3	5600	N	N		26806 194TH AV SE
3865140	0330	7/9/01	127806	840	0	6	1969	4	5200	N	N		19238 SE 268TH ST
3865140	0550	3/22/01	128000	840	0	6	1969	4	5200	N	N		19243 SE 268TH ST
3865140	0670	5/17/00	120000	840	0	6	1969	4	5200	N	N		19232 SE 269TH ST
3865140	1110	5/21/01	140000	840	0	6	1968	4	4550	N	N		19444 SE 266TH ST
3865140	1150	2/15/01	139500	840	0	6	1968	4	4550	N	N		19436 SE 266TH ST
3865140	1230	8/28/01	136673	840	0	6	1968	3	4550	N	N		19414 SE 266TH ST
3865140	1370	9/27/01	135500	840	0	6	1968	4	5200	N	N		19449 SE 266TH ST
3865140	1560	3/24/00	119200	840	0	6	1969	3	5200	N	N		19430 SE 267TH ST
3865141	0160	11/29/00	135750	840	0	6	1969	5	5644	N	N		19513 SE 265TH ST
3865141	0290	9/21/01	125999	840	0	6	1969	4	4550	N	N		19416 SE 265TH ST
3865141	0300	4/25/00	129000	840	0	6	1969	5	4550	N	N		19414 SE 265TH ST

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3865141	0310	4/25/01	133500	840	0	6	1969	5	4550	N	N	19410 SE 265TH ST	
3865143	0130	11/30/01	129000	840	0	6	1969	4	5200	N	N	19644 SE 259TH ST	
3865143	0170	10/23/01	128000	840	0	6	1969	3	4875	N	N	19634 SE 259TH ST	
3865143	0450	2/7/01	120500	840	0	6	1969	3	5200	N	N	19641 SE 259TH ST	
3865143	0790	10/1/01	142550	840	0	6	1969	4	4875	N	N	25917 196TH AV SE	
3865143	1040	11/8/01	133000	840	0	6	1969	3	5200	N	N	19645 SE 260TH ST	
3865143	1070	2/22/01	123000	840	0	6	1969	3	5330	N	N	19653 SE 260TH ST	
3252530	0600	10/11/00	174500	860	830	6	1977	4	6596	N	N	26755 234TH AV SE	
3865140	1540	6/15/00	112000	860	0	6	1969	3	5330	N	N	19434 SE 267TH ST	
3865140	2120	5/15/00	122000	860	0	6	1968	3	5200	N	N	18863 SE 269TH ST	
3865140	2190	6/19/01	131800	860	0	6	1968	3	5850	N	N	19017 SE 269TH ST	
3865140	2520	9/26/00	124900	860	0	6	1969	4	5265	N	N	26717 191ST PL SE	
3865140	2640	9/1/00	130000	860	0	6	1968	4	5525	N	N	19046 SE 269TH ST	
3865141	1180	6/20/01	136546	860	0	6	1969	4	4550	N	N	26137 195TH PL SE	
3865141	1290	8/16/00	132400	860	0	6	1969	4	5428	N	N	26140 195TH PL SE	
3865141	1530	8/24/00	123500	860	0	6	1970	4	5200	N	N	26117 197TH AV SE	
3865143	0220	9/26/00	124790	870	0	6	1969	3	5200	N	N	19622 SE 259TH ST	
3865143	0560	4/21/00	127500	870	0	6	1969	4	5330	N	N	19652 SE 260TH ST	
3865143	0750	8/2/00	131500	870	0	6	1969	4	5200	N	N	25908 196TH AV SE	
3865143	0850	9/20/01	139900	870	0	6	1969	3	5420	N	N	26017 196TH AV SE	
3865143	0860	6/25/01	144500	870	0	6	1969	3	5420	N	N	26016 196TH AV SE	
3865143	1030	7/26/01	141000	870	0	6	1969	4	5330	N	N	19643 SE 260TH ST	
3865143	1080	7/11/00	134950	870	0	6	1969	3	5330	N	N	19655 SE 260TH ST	
3415630	0460	2/23/01	142500	880	0	6	1980	3	9600	N	N	21217 SE 268TH PL	
3415630	0570	10/23/00	140500	880	0	6	1980	3	9602	N	N	21211 SE 268TH ST	
3431170	0120	5/25/01	139950	880	0	6	1970	4	18109	N	N	18016 SE 266TH PL	
3865140	1120	6/27/01	127500	880	0	6	1968	3	4875	N	N	19442 SE 266TH ST	
3179636	0580	4/12/01	141000	890	0	6	1984	3	7350	N	N	26325 191ST PL SE	
3865140	1340	8/24/00	135500	890	0	6	1968	4	5200	N	N	19443 SE 266TH ST	

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3865140	1830	7/21/00	120500	890	0	6	1968	3	5200	N	N	26611 190TH AV SE	
3415630	0420	2/23/00	146000	900	0	6	1980	3	9612	N	N	21233 SE 268TH PL	
3865140	0780	10/29/01	139900	900	0	6	1968	4	5200	N	N	19407 SE 267TH ST	
3252530	0560	7/17/01	154000	910	0	6	1969	4	10355	N	N	23402 SE 269TH ST	
3252530	0670	10/1/01	165000	910	0	6	1969	3	11008	N	N	23427 SE 269TH ST	
3415630	0190	6/7/00	149950	910	0	6	1980	4	9607	N	N	21200 SE 271ST ST	
3865140	0450	10/22/01	137500	920	0	6	1969	4	5200	N	N	19217 SE 268TH ST	
3865140	0500	7/19/00	125500	920	0	6	1969	4	5200	N	N	19227 SE 268TH ST	
3865140	0630	5/1/01	115000	920	0	6	1969	3	5200	N	N	19240 SE 269TH ST	
3865140	0740	6/25/01	138500	920	0	6	1969	5	5200	N	N	19210 SE 269TH ST	
3865140	1040	2/14/01	129950	920	0	6	1968	4	4550	N	N	19466 SE 266TH ST	
3865141	0380	2/25/00	119950	920	0	6	1969	3	4770	N	N	19403 SE 264TH ST	
3252530	0590	3/26/01	145000	940	0	6	1978	4	8670	N	N	26751 234TH AV SE	
3291661	0190	12/13/00	144950	980	0	6	1983	3	8227	N	N	26201 200TH AV SE	
3865141	1520	8/21/00	138950	980	0	6	1970	4	5200	N	N	26115 197TH AV SE	
3865144	1620	5/8/00	137000	980	0	6	1970	3	5200	N	N	18621 SE 265TH ST	
3252530	0450	6/4/01	159000	1000	0	6	1977	4	10575	N	N	23330 SE 267TH PL	
3412700	0738	11/29/00	230000	1000	520	6	1935	4	14516	Y	Y	25641 LAKE WILDERNESS DR SE	
3865144	1500	12/6/01	135000	1000	0	6	1977	3	4550	N	N	26503 186TH PL SE	
3865140	0420	6/25/01	142500	1010	0	6	1969	5	6630	N	N	19214 SE 268TH ST	
3865140	1570	4/11/00	123450	1020	0	6	1990	3	5200	N	N	19422 SE 267TH ST	
3865143	0180	2/25/00	134950	1030	0	6	1969	3	4875	N	N	19632 SE 259TH ST	
3865143	0470	7/25/01	139950	1030	0	6	1969	4	5330	N	N	19645 SE 259TH ST	
3076651	0140	6/15/00	123000	1040	0	6	1977	4	10125	N	N	18218 SE 262ND PL	
3252530	0060	8/16/00	145000	1040	0	6	1977	4	10614	N	N	23423 SE 267TH ST	
3252530	0070	6/26/01	154000	1040	0	6	1975	4	6634	N	N	23505 SE 267TH ST	
3865140	1280	5/25/01	144150	1050	0	6	1968	4	6500	N	N	19425 SE 266TH ST	
3865141	0100	2/14/00	126500	1050	0	6	1969	4	5848	N	N	19429 SE 265TH ST	
3865143	0910	9/20/01	139950	1050	0	6	1990	3	5330	N	N	19613 SE 260TH ST	

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3252531	0230	9/13/00	159000	1060	0	6	1981	3	14190	N	N	23208 SE 267TH PL	
3252531	0270	8/18/00	140000	1060	0	6	1981	3	9743	N	N	26723 232ND AV SE	
3865141	0880	12/26/00	111100	1060	0	6	1969	3	5200	N	N	19516 SE 261ST ST	
3272206	9079	3/28/01	152400	1080	0	6	1968	3	24829	N	N	26909 233RD PL SE	
3865140	0100	4/18/00	129900	1080	0	6	1969	5	5330	N	N	19237 SE 269TH ST	
3865140	0320	9/5/01	142000	1100	0	6	1969	4	5200	N	N	19246 SE 268TH ST	
3865140	0320	3/29/01	136500	1100	0	6	1969	4	5200	N	N	19246 SE 268TH ST	
3865143	0920	10/5/00	123500	1100	0	6	1969	3	5200	N	N	19615 SE 260TH ST	
3202206	9123	4/12/00	108000	1120	0	6	1968	3	21344	N	N	20467 SE 245TH PL	
3865140	2400	10/5/01	138000	1120	0	6	1969	3	5135	N	N	26724 191ST PL SE	
3865140	2480	4/20/00	129500	1120	0	6	1968	4	4875	N	N	26707 191ST PL SE	
3865141	0890	4/11/01	135000	1120	0	6	1969	4	5330	N	N	19514 SE 261ST ST	
3865141	1090	12/22/00	147000	1120	0	6	1969	4	5095	N	N	26117 195TH PL SE	
3865144	1550	7/12/00	137500	1120	0	6	1970	3	5200	N	N	26514 186TH PL SE	
3865144	1690	2/26/01	139950	1120	0	6	1970	3	6375	N	N	26507 187TH AV SE	
3865140	2180	12/26/00	134500	1130	0	6	1968	3	4875	N	N	19015 SE 269TH ST	
3865143	0250	12/15/00	116998	1130	0	6	1969	3	5200	N	N	19616 SE 259TH ST	
3865141	1420	4/19/00	122900	1140	0	6	1970	2	4875	N	N	26112 195TH PL SE	
3179636	1020	8/9/01	173000	1150	0	6	1984	3	8607	N	N	26125 189TH CT SE	
3202206	9146	4/21/00	235000	1150	0	6	1984	3	217800	N	N	24610 208TH AV SE	
3865140	1940	11/22/00	125000	1150	0	6	1968	3	5200	N	N	18858 SE 269TH ST	
3865140	2930	8/20/01	108000	1150	0	6	1969	4	5950	N	N	19037 SE 266TH ST	
3865141	1560	9/13/00	130000	1150	0	6	1970	4	5525	N	N	26123 197TH AV SE	
3865140	0830	4/27/00	115950	1160	0	6	1968	3	4745	N	N	19423 SE 267TH ST	
3865140	0890	7/28/00	125500	1160	0	6	1968	4	4745	N	N	19441 SE 267TH ST	
3865143	0160	5/29/01	129950	1160	0	6	1969	4	4875	N	N	19636 SE 259TH ST	
3865141	0270	3/19/01	134400	1170	0	6	1969	5	4875	N	N	19420 SE 265TH ST	
3154580	1310	7/25/01	164950	1180	0	6	1984	3	7320	N	N	26717 218TH AV SE	
3252530	0630	10/29/01	164000	1180	0	6	1969	4	9600	N	N	23357 SE 269TH ST	

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3865140	1920		8/9/01	133000	1190	0	6	1968	2	5200	N	N	26657 190TH AV SE
3865143	0050		1/9/01	126950	1190	0	6	1969	4	5200	N	N	19662 SE 259TH ST
3865143	0820		5/22/00	122500	1190	0	6	1969	4	5200	N	N	25923 196TH AV SE
3252530	0210		4/26/01	163000	1200	0	6	1969	4	9483	N	N	26510 SE 235TH ST
3865140	1070		8/17/00	132500	1200	0	6	1968	4	4875	N	N	19460 SE 266TH ST
3865143	0640		5/24/01	138542	1200	0	6	1969	3	5200	N	N	19630 SE 260TH ST
3256960	0160		3/20/00	139000	1210	0	6	1961	3	7592	N	N	26846 172ND PL SE
3865140	2100		8/22/00	144900	1210	0	6	1968	4	5330	N	N	18859 SE 269TH ST
3865140	2780		9/13/01	137900	1210	0	6	1969	4	5915	N	N	26640 190TH AV SE
3865143	0370		2/26/01	123325	1240	0	6	1969	3	5200	N	N	19615 SE 259TH ST
3865140	2060		5/1/01	130000	1250	0	6	1968	3	5200	N	N	18849 SE 269TH ST
3865140	2110		9/29/00	136000	1250	0	6	1968	3	5330	N	N	18861 SE 269TH ST
3256960	0140		8/17/01	164900	1280	0	6	1961	4	7592	N	N	26860 172ND PL SE
3865140	0610		11/22/00	125000	1280	0	6	1969	4	5525	N	N	26835 194TH AV SE
3154580	4400		4/19/01	167000	1300	0	6	1985	3	6500	N	N	21853 SE 265TH ST
3865141	0150		10/12/00	138000	1320	0	6	1969	5	8024	N	N	19511 SE 265TH ST
3865143	0460		2/14/01	132300	1320	0	6	1969	3	5330	N	N	19643 SE 259TH ST
3154580	0390		12/6/00	142900	1330	0	6	1950	3	13805	N	N	26664 216TH AV SE
3865141	0900		9/18/00	139950	1340	0	6	1969	4	5330	N	N	19512 SE 261ST ST
3865140	2220		9/26/01	149990	1350	0	6	1968	3	5070	N	N	19035 SE 269TH ST
3865141	1000		6/1/00	141000	1360	0	6	1969	4	5420	N	N	19450 SE 261ST ST
3865141	1320		12/5/01	149950	1360	0	6	1970	3	5200	N	N	26134 195TH PL SE
3865141	1400		11/29/00	144000	1360	0	6	1970	3	4875	N	N	26116 195TH PL SE
3252530	0650		9/26/00	154500	1370	0	6	1969	3	9600	N	N	23411 SE 269TH ST
3431170	0100		2/28/01	163500	1390	0	6	1970	3	10804	N	N	18019 SE 266TH PL
3865144	1650		7/27/00	144950	1410	0	6	1970	3	5200	N	N	18627 SE 265TH ST
3865143	0420		4/20/00	135000	1490	0	6	1969	3	5330	N	N	19627 SE 259TH ST
3865140	2690		2/15/00	130450	1500	0	6	1969	4	5200	N	N	19012 SE 269TH ST
3865144	2440		8/17/01	169950	1530	0	6	1977	3	4875	N	N	26613 188TH AV SE

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3252530	0100	10/16/01	163000	1540	0	6	1975	4	18360	N	N	23517 SE 267TH ST	
3865141	1270	7/24/01	148000	1780	0	6	1969	3	7700	N	N	26150 195TH PL SE	
3154580	8240	11/7/00	130000	880	840	7	1980	2	8500	N	N	22058 SE 269TH PL	
3179636	0680	2/7/01	135000	880	0	7	1984	3	7394	N	N	26320 191ST PL SE	
3252531	0200	6/27/01	180000	890	620	7	1980	3	10350	N	N	26513 233RD AV SE	
3865144	1260	3/21/00	140000	900	0	7	1977	4	5200	N	N	18632 SE 265TH ST	
3865144	2230	5/30/00	139750	900	0	7	1977	3	5200	N	N	26644 TIMBERLANE DR SE	
3865144	3410	10/25/00	167000	900	450	7	1988	4	5200	N	N	26303 187TH CT SE	
3154580	7770	5/18/00	176000	910	650	7	1978	3	7630	N	N	21319 SE 270TH ST	
3415630	0240	9/24/01	186500	910	320	7	1980	3	9603	N	N	21242 SE 271ST ST	
3415630	0250	9/17/01	160000	910	0	7	1980	3	9601	N	N	21250 SE 271ST ST	
3415630	0250	5/20/00	145000	910	0	7	1980	3	9601	N	N	21250 SE 271ST ST	
3865144	0240	4/20/00	153900	910	800	7	1977	3	5200	N	N	26316 TIMBERLANE DR SE	
3865144	0360	7/27/00	153000	910	880	7	1977	4	5200	N	N	26313 TIMBERLANE DR SE	
3865144	0900	1/26/00	154000	910	800	7	1977	4	8100	N	N	26310 186TH AV SE	
3865144	1170	5/10/00	157990	910	800	7	1977	4	5200	N	N	26401 187TH AV SE	
3865144	1320	2/20/00	137000	910	280	7	1977	3	5200	N	N	26460 186TH CT SE	
3865144	1930	3/16/00	147500	910	0	7	1977	3	5200	N	N	26715 186TH AV SE	
3865144	3080	8/29/01	179900	910	400	7	1977	4	5200	N	N	26403 189TH AV SE	
3865144	3280	12/13/01	177000	910	800	7	1977	4	5200	N	N	26453 189TH AV SE	
3154580	6440	12/19/01	198500	920	860	7	1979	3	8000	N	N	26245 222ND PL SE	
3154580	5860	12/22/00	187000	950	670	7	1997	3	7620	N	N	26315 220TH PL SE	
3865144	0530	6/26/00	156000	950	0	7	1977	2	5200	N	N	26433 TIMBERLANE DR SE	
3154580	2050	7/10/00	169950	960	570	7	1983	3	7698	N	N	21659 SE 270TH ST	
3252531	0560	8/28/01	155500	970	500	7	1981	2	9660	N	N	23333 SE 264TH ST	
3154580	7040	3/2/01	186165	972	684	7	1997	3	11780	N	N	22232 SE 268TH ST	
3154580	1090	12/14/00	175000	980	600	7	1976	3	7686	N	N	21642 SE 267TH ST	
3179636	0920	11/14/01	153000	980	0	7	1981	4	7111	N	N	19029 SE 261ST ST	
3865144	0410	3/8/00	152000	980	600	7	1977	3	5200	N	N	26407 TIMBERLANE DR SE	

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3179636	1190	11/21/01	188150	1000	240	7	1985	4	6985	N	N	26217 189TH PL SE	
3865144	0460	10/8/01	148275	1000	0	7	1977	4	5840	N	N	26417 TIMBERLANE DR SE	
3865144	0720	5/18/00	140000	1000	0	7	1977	3	5200	N	N	26408 187TH AV SE	
3865144	1240	10/5/01	165000	1000	560	7	1977	3	5200	N	N	26419 187TH AV SE	
3865144	1390	7/18/01	139900	1000	0	7	1977	3	5525	N	N	26463 186TH CT SE	
3865144	2170	4/30/01	141000	1000	0	7	1977	3	5200	N	N	26658 TIMBERLANE DR SE	
3865144	2290	12/13/01	135000	1000	0	7	1977	3	5200	N	N	26630 TIMBERLANE DR SE	
3865144	3430	9/22/00	136000	1000	0	7	1976	4	8091	N	N	26313 187TH CT SE	
3127450	0100	9/21/01	151000	1010	0	7	1968	3	13289	N	N	17250 SE 267TH PL	
3127450	0320	11/19/01	160000	1010	0	7	1968	3	9709	N	N	26517 175TH AV SE	
3127450	0460	8/17/00	165000	1010	0	7	1968	4	20410	N	N	17419 SE 267TH PL	
3865144	0660	7/17/00	159000	1020	520	7	1977	3	5200	N	N	26420 187TH AV SE	
3127400	0190	8/27/01	160750	1030	0	7	1967	3	12960	N	N	17625 SE 267TH PL	
3865144	0310	11/13/00	140000	1030	400	7	1977	4	5200	N	N	26302 TIMBERLANE DR SE	
3865144	0910	4/25/01	167150	1030	680	7	1977	4	5200	N	N	26306 186TH AV SE	
3865144	1140	8/25/00	162500	1030	680	7	1977	3	4875	N	N	26309 185TH PL SE	
3865144	1220	10/24/00	167500	1030	360	7	1977	3	5200	N	N	26415 187TH AV SE	
3865144	2320	3/13/01	175000	1030	0	7	1977	3	4875	N	N	26624 TIMBERLANE DR SE	
3865144	3310	10/2/01	152500	1030	660	7	1976	4	5200	N	N	18852 SE 265TH ST	
3865144	3390	6/26/01	180000	1030	660	7	1976	4	5200	N	N	18913 SE 265TH ST	
3154580	8570	5/29/01	199000	1040	480	7	1996	3	8100	N	N	22054 SE 271ST ST	
3865144	0770	12/13/01	165900	1040	500	7	1977	4	4875	N	N	26314 185TH AV SE	
3865144	0820	11/16/00	157000	1040	680	7	1977	4	4940	N	N	18501 SE 263RD ST	
3865144	2760	6/20/00	140000	1040	0	7	1978	4	4875	N	N	18727 SE 268TH ST	
3865144	2790	12/21/00	129400	1040	420	7	1978	3	4875	N	N	18735 SE 268TH ST	
3865144	2900	6/21/01	151000	1040	0	7	1978	4	5200	N	N	26802 188TH AV SE	
3179620	0210	1/22/01	182000	1050	520	7	1977	4	8775	N	N	27705 168TH AV SE	
3864821	0150	3/29/01	180000	1050	0	7	1985	3	7290	N	N	19855 SE 267TH PL	
3864821	0590	7/19/00	165000	1050	0	7	1985	3	7201	N	N	19848 SE 267TH PL	

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Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built	Cond	Lot Size	View	Water-front	Situs Address
3865144	2880	11/30/00	161800	1050	680	7	1978	4	5200	N	N	26806 188TH AV SE	
3154580	0660	3/22/01	185000	1060	0	7	1997	3	7181	N	N	21617 SE 266TH ST	
3154580	3800	11/1/01	204450	1060	730	7	1999	3	7931	N	N	26655 218TH AV SE	
3154580	8120	4/2/01	184950	1060	530	7	1996	3	8100	N	N	22037 SE 269TH ST	
3179635	0830	8/1/00	147900	1060	0	7	1980	4	7350	N	N	18527 SE TIMBERLANE BL	
3179638	0200	7/17/00	149950	1060	0	7	1990	3	8589	N	N	26012 193RD PL SE	
3252531	0120	11/21/00	169950	1060	440	7	1980	4	9775	N	N	23306 SE 264TH ST	
3415630	0650	6/20/00	187000	1060	500	7	1982	3	9604	N	N	26609 213TH PL SE	
3865144	2670	12/27/01	171000	1060	440	7	1978	4	5200	N	N	18707 SE 268TH ST	
3865144	2710	4/26/01	165000	1060	0	7	1978	4	4875	N	N	18717 SE 268TH ST	
3940760	0080	8/21/00	165000	1060	0	7	1988	3	6049	N	N	21719 SE 237TH ST	
3154580	7820	5/3/01	185000	1063	552	7	1997	3	7303	N	N	21322 SE 261ST ST	
3154580	0530	5/19/00	200000	1064	734	7	2000	3	8422	N	N	26921 216TH AV SE	
3154580	3290	2/19/01	199950	1070	690	7	2001	3	7625	N	N	26810 218TH AV SE	
3154580	4230	11/9/00	212000	1070	780	7	1997	3	13125	N	N	26555 220TH PL SE	
3179636	0220	12/13/00	174950	1070	470	7	1987	3	8842	N	N	18801 SE 263RD ST	
3179636	0370	8/29/01	184500	1070	470	7	1987	3	8223	N	N	26216 189TH PL SE	
3154580	3540	6/7/00	193000	1078	734	7	1997	3	7930	N	N	21826 SE 268TH ST	
3154580	8410	3/13/00	184950	1080	800	7	1997	3	8100	N	N	22054 SE 270TH ST	
3291661	0380	1/3/00	165000	1080	630	7	1983	3	8141	N	N	26224 197TH PL SE	
3291661	0390	12/22/00	182000	1080	640	7	1983	3	7374	N	N	26220 197TH PL SE	
3291662	0310	11/7/00	179000	1080	400	7	1983	3	8644	N	N	26423 199TH PL SE	
3127400	0130	7/21/00	154500	1090	0	7	1968	4	19980	N	N	26601 176TH PL SE	
3179638	0800	4/26/00	165000	1090	0	7	1990	3	7535	N	N	26122 192ND PL SE	
3179638	1120	9/27/00	155750	1090	0	7	1990	3	7350	N	N	25912 192ND AV SE	
3417850	0820	6/14/01	168000	1090	0	7	1989	3	10160	N	N	19202 SE 270TH PL	
3417850	0880	4/24/00	158500	1090	0	7	1989	3	6820	N	N	19312 SE 270TH PL	
3417850	1070	5/10/00	155000	1090	0	7	1989	3	7073	N	N	19215 SE 270TH PL	
3154580	8750	1/26/00	176000	1100	700	7	1980	3	8100	N	N	22036 SE 271ST PL	

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3179636	1140	5/30/01	175000	1100	240	7	1985	4	8250	N	N	26226 188TH AV SE	
3179638	0100	3/22/00	154950	1100	0	7	1990	3	9915	N	N	26220 193RD PL SE	
3179638	0410	11/8/01	164000	1100	0	7	1990	3	12348	N	N	19114 SE 259TH CT	
3179638	0560	8/23/01	170000	1100	0	7	1990	3	7537	N	N	19142 SE 261ST PL	
3179638	0860	4/26/01	167000	1100	0	7	1990	3	7142	N	N	26012 192ND PL SE	
3179638	0920	1/24/01	166000	1100	0	7	1990	3	7245	N	N	26103 193RD PL SE	
3179638	1060	11/26/01	175000	1100	0	7	1990	3	8143	N	N	19243 SE 259TH PL	
3179639	0140	3/29/00	172950	1100	0	7	1992	3	9084	N	N	17524 SE 268TH PL	
3221590	0150	11/21/00	167000	1100	0	7	1992	3	9301	N	N	21225 SE 280TH ST	
3291660	0170	9/6/01	182000	1100	650	7	1980	3	7850	N	N	26228 196TH PL SE	
3415630	0020	10/26/01	182500	1100	290	7	1980	3	9603	N	N	21239 SE 271ST ST	
3511326	0090	6/24/01	182700	1100	0	7	1991	3	7743	N	N	21815 SE 239TH ST	
3511326	0270	5/18/00	166000	1100	0	7	1991	3	6360	N	N	21724 SE 238TH ST	
3154580	5420	5/8/00	184950	1110	290	7	1983	3	7500	N	N	26530 221ST AV SE	
3179638	0950	11/14/00	160000	1110	0	7	1990	3	7245	N	N	26121 193RD PL SE	
3179638	1040	11/21/01	173500	1110	0	7	1990	3	8457	N	N	25915 193RD PL SE	
3252531	0180	10/19/01	182700	1110	260	7	1980	3	10332	N	N	26431 233RD AV SE	
3252531	0470	8/28/00	174950	1110	260	7	1980	4	9720	N	N	23310 SE 266TH ST	
3864821	0020	11/15/01	185000	1112	0	7	1985	3	7939	N	N	19717 SE 266TH PL	
3154580	5520	11/29/01	177500	1117	0	7	1996	3	7500	N	N	26555 221ST PL SE	
3154580	3620	2/12/01	185000	1120	290	7	1984	3	7930	N	N	21847 SE 267TH ST	
3864821	0100	3/21/01	195000	1120	300	7	1986	3	6071	N	N	19825 SE 267TH PL	
3154580	6330	6/30/00	170000	1130	0	7	1982	3	13020	N	N	22047 SE 261ST PL	
3415630	0340	10/24/01	199950	1130	830	7	1983	3	9657	N	N	21210 SE 270TH ST	
3856200	0250	5/22/01	182900	1130	250	7	1983	3	8062	N	N	26438 197TH PL SE	
3856200	0300	7/20/01	178500	1130	500	7	1984	3	10464	N	N	19606 SE 265TH ST	
3864822	0020	10/12/01	182000	1130	510	7	1989	3	9603	N	N	26920 201ST AV SE	
3154580	0040	4/13/00	319950	1140	380	7	1970	4	11700	Y	Y	21522 SE 265TH PL	
3154580	0850	11/27/00	220000	1140	290	7	1983	4	7540	N	N	21628 SE 266TH PL	

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3154580	2420	10/18/00	158000	1140	0	7	1980	3	9391	N	N	21606 SE 271ST PL	
3154580	7870	9/20/00	196000	1140	170	7	1996	3	8614	N	N	21321 SE 271ST ST	
3127450	0480	12/14/01	163000	1150	0	7	1968	4	9202	N	N	17431 SE 267TH PL	
3154580	5100	4/20/01	196000	1150	620	7	1990	3	7500	N	N	26550 221ST PL SE	
3154580	6260	12/12/01	199500	1150	350	7	1988	3	13803	N	N	26124 220TH PL SE	
3154580	8955	3/13/01	175000	1150	520	7	1979	3	8288	N	N	26812 222ND AV SE	
3154580	8955	4/14/00	177000	1150	520	7	1979	3	8288	N	N	26812 222ND AV SE	
3179636	0660	10/23/01	169900	1150	0	7	1984	4	7350	N	N	26332 191ST PL SE	
3179641	0060	2/8/00	189950	1150	320	7	1994	3	8628	N	N	26918 176TH PL SE	
3864821	0140	7/23/01	192500	1150	360	7	1985	3	6071	N	N	19849 SE 267TH PL	
3154580	0440	1/14/00	149990	1160	0	7	1984	3	8218	N	N	26723 216TH AV SE	
3154580	0470	9/20/00	195950	1160	570	7	1988	3	8058	N	N	26815 216TH AV SE	
3154580	0810	3/17/00	189000	1160	400	7	1997	3	7540	N	N	21652 SE 266TH PL	
3154580	2020	8/13/01	196000	1160	320	7	1990	3	7698	N	N	21641 SE 270TH ST	
3154580	2770	4/12/00	178950	1160	320	7	1990	3	7930	N	N	21844 SE 271ST PL	
3154580	3240	6/29/00	176000	1160	360	7	1988	3	7930	N	N	21833 SE 269TH ST	
3154580	3920	3/23/01	190000	1160	340	7	1989	3	7625	N	N	26661 220TH PL SE	
3154580	4790	12/7/00	183000	1160	570	7	1980	3	8540	N	N	22010 SE 267TH ST	
3179635	0500	4/24/00	164950	1160	0	7	1985	3	7150	N	N	25829 186TH PL SE	
3179635	0810	2/27/01	184200	1160	0	7	1980	4	7350	N	N	18539 SE TIMBERLANE BL	
3864821	0240	3/11/01	191000	1160	320	7	1987	3	7776	N	N	20015 SE 268TH ST	
3865144	2160	10/24/00	135000	1160	0	7	1977	3	5200	N	N	26660 TIMBERLANE DR SE	
3865144	2740	7/25/01	155500	1160	0	7	1978	4	4875	N	N	18723 SE 268TH ST	
3865144	2850	4/13/01	154000	1160	0	7	1977	4	4875	N	N	26801 188TH AV SE	
3865144	2970	2/23/01	149000	1160	0	7	1977	4	5200	N	N	26624 188TH AV SE	
3865144	3060	7/27/01	150000	1160	0	7	1977	4	5200	N	N	26604 188TH AV SE	
3865144	3190	4/20/01	149950	1160	0	7	1977	4	5200	N	N	26433 189TH AV SE	
3154580	0600	1/18/01	177000	1170	740	7	1978	3	8520	N	N	21338 SE 271ST PL	
3179635	0310	4/26/00	168500	1170	0	7	1987	3	7500	N	N	26026 184TH AV SE	

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3179636	0990		5/23/01	169950	1170	0	7	1981	4	8239	N	N	26118 189TH CT SE
3179637	0690		11/8/01	176000	1170	0	7	1990	3	7366	N	N	26003 189TH AV SE
3291661	0400		1/26/01	180200	1170	0	7	1983	3	7459	N	N	26216 197TH PL SE
3417850	0720		7/13/01	207950	1170	350	7	1989	3	7820	N	N	19105 SE 271ST CT
3154580	7170		4/12/01	155000	1180	0	7	1978	3	8255	N	N	21412 SE 268TH PL
3154580	7540		3/7/01	193000	1180	550	7	1989	3	7848	N	N	21415 SE 268TH ST
3154580	8480		5/24/00	162500	1180	0	7	1983	3	8500	N	N	22005 SE 270TH ST
3154580	8820		10/15/01	164900	1180	0	7	1983	3	7500	N	N	22015 SE 271ST PL
3179636	0620		9/8/00	160000	1180	0	7	1984	4	8266	N	N	26349 191ST PL SE
3856200	0040		9/7/01	191000	1180	580	7	1983	3	7200	N	N	26506 197TH PL SE
3864822	0040		10/5/01	195000	1180	540	7	1988	3	9612	N	N	26912 201ST AV SE
3085100	0060		6/12/01	201950	1190	415	7	2001	3	7660	N	N	18227 SE 260TH PL
3154580	0720		1/3/01	149500	1190	0	7	1984	3	7540	N	N	21653 SE 266TH ST
3154580	7970		7/19/01	175950	1190	0	7	1990	3	9625	N	N	21317 SE 271ST PL
3127400	0480		3/15/01	181500	1200	0	7	1967	3	12960	N	N	17825 SE 266TH PL
3154580	1100		3/1/00	142500	1200	0	7	1966	3	7686	N	N	21636 SE 267TH ST
3154580	8210		7/26/01	198000	1200	500	7	1979	4	8100	N	N	22045 SE 269TH ST
3154580	8470		8/21/01	205000	1200	500	7	1980	5	8500	N	N	22004 SE 270TH ST
3776040	0250		2/21/01	169900	1200	0	7	1994	3	7910	N	N	19988 SE 259TH CT
3940652	0900		8/9/01	193450	1206	0	7	1995	3	6999	N	N	26704 227TH AV SE
3154580	0980		6/8/00	180000	1210	260	7	1988	3	7686	N	N	21651 SE 266TH PL
3179635	0400		8/24/00	173900	1210	0	7	1983	3	7500	N	N	25841 184TH PL SE
3511615	0030		8/23/01	196000	1210	0	7	1996	3	5641	N	N	21647 SE 239TH PL
3940655	0140		5/11/01	180000	1210	0	7	1993	3	7937	N	N	22747 SE 264TH PL
3154580	5890		2/20/01	194000	1220	340	7	1987	3	7620	N	N	26153 220TH PL SE
3154580	5910		9/27/00	194500	1220	400	7	1990	3	7620	N	N	26137 220TH PL SE
3179636	0840		5/5/00	160000	1220	0	7	1981	3	7899	N	N	25935 191ST PL SE
3259173	0160		1/2/01	171000	1220	0	7	1994	3	5333	N	N	21112 SE 278TH PL
3259173	0200		10/29/01	178950	1220	0	7	1994	3	6404	N	N	21115 SE 278TH PL

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3	154580	6460	12/21/01	209950	1230	680	7	1980	4	8000	N	N	26401 222ND PL SE
3	154580	7510	5/23/00	160000	1230	0	7	1978	3	7644	N	N	26808 213TH PL SE
3	154580	7740	10/10/01	159000	1230	0	7	1978	3	7630	N	N	21332 SE 270TH ST
3	179636	1260	10/18/00	169950	1230	0	7	1985	4	7860	N	N	18813 SE 262ND ST
3	776040	0060	10/23/00	182000	1230	0	7	1996	3	9540	N	N	19901 SE 261ST CT
3	864822	0130	6/11/01	199000	1230	330	7	1988	3	10259	N	N	27054 200TH AV SE
3	127450	0290	7/24/01	163500	1240	0	7	1968	3	11932	N	N	17335 SE 265TH ST
3	154580	5300	6/20/01	210000	1240	560	7	2001	3	9246	N	N	26617 223RD PL SE
3	179635	0220	11/13/00	159900	1240	0	7	1980	4	7700	N	N	25838 184TH PL SE
3	221590	0360	12/13/01	179950	1240	0	7	1992	3	7382	N	N	21206 SE 279TH PL
3	221590	0460	6/28/00	167000	1240	0	7	1992	3	7679	N	N	21226 SE 280TH ST
3	154580	0900	5/11/01	158750	1250	0	7	1972	4	8024	N	N	21603 SE 266TH PL
3	154580	6520	6/13/01	192500	1250	440	7	1980	3	8000	N	N	26250 222ND PL SE
3	154580	6810	3/19/01	167250	1250	0	7	1986	3	7320	N	N	22015 SE 267TH ST
3	154580	8740	2/22/00	176500	1250	620	7	1980	4	8100	N	N	22044 SE 271ST PL
3	179635	0630	6/7/00	162500	1250	0	7	1980	3	10800	N	N	25832 185TH PL SE
3	179635	0900	6/22/01	155000	1250	0	7	1980	4	8000	N	N	26121 185TH CT SE
3	856200	0180	10/30/01	160000	1250	0	7	1983	3	8827	N	N	26436 198TH CT SE
3	864822	0070	12/12/00	179950	1250	0	7	1988	3	9619	N	N	26919 201ST AV SE
3	865144	2140	6/22/00	154930	1250	0	7	1977	3	5200	N	N	26664 TIMBERLANE DR SE
3	154580	0640	11/20/00	173950	1260	0	7	1986	3	8092	N	N	26604 216TH AV SE
3	154580	6900	5/19/00	159990	1260	0	7	1989	3	7320	N	N	22069 SE 267TH ST
3	179637	0400	11/17/00	175000	1260	0	7	1990	3	8181	N	N	25844 189TH AV SE
3	864822	0270	3/22/01	179950	1260	0	7	1988	3	9600	N	N	27027 200TH AV NE
3	154580	6420	8/16/01	170000	1270	440	7	1979	3	8999	N	N	26229 222ND PL SE
3	864821	0630	6/28/01	179950	1270	0	7	1985	3	7200	N	N	19820 SE 267TH PL
3	154580	2980	10/8/01	180000	1280	0	7	1990	3	7930	N	N	21854 SE 271ST ST
3	154580	5370	2/22/00	157500	1280	0	7	1987	3	7000	N	N	22105 SE 265TH WY
3	179638	0910	5/1/01	192000	1280	0	7	1990	3	7245	N	N	26023 193RD PL SE

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3179639	0240		4/19/00	164999	1280	0	7	1992	3	7008	N	N	17647 SE 268TH PL
3511326	0020		1/28/00	165000	1280	0	7	1991	3	6360	N	N	21617 SE 239TH ST
3511326	0050		9/21/01	190000	1280	0	7	1991	3	6360	N	N	21709 SE 239TH ST
3511326	0140		12/20/00	174950	1280	0	7	1991	3	7200	N	N	21903 SE 239TH ST
3511326	0190		5/1/00	173000	1280	0	7	1991	3	9558	N	N	21918 SE 239TH ST
3511326	0290		6/8/00	175000	1280	0	7	1991	3	6360	N	N	21712 SE 238TH ST
3776040	0130		7/20/00	178000	1280	0	7	1996	3	9695	N	N	19903 SE 260TH CT
3940655	0110		7/5/01	189950	1280	0	7	1993	3	13042	N	N	22729 SE 264TH PL
3154580	1240		7/17/01	169950	1290	0	7	1986	3	7686	N	N	21641 SE 267TH ST
3154580	3660		11/8/00	165000	1290	0	7	1987	3	7930	N	N	21821 SE 267TH ST
3154580	3690		7/19/01	195500	1290	380	7	1980	4	7564	N	N	21871 SE 267TH ST
3179637	0110		7/18/01	173000	1290	0	7	1991	3	7350	N	N	18720 SE 258TH ST
3179638	0040		1/26/01	165000	1290	0	7	1990	3	7350	N	N	19213 SE 263RD ST
3179638	0110		3/8/01	194000	1290	370	7	1990	3	9977	N	N	26214 193RD PL SE
3179638	0530		7/23/01	179190	1290	0	7	1990	3	7379	N	N	19213 SE 260TH PL
3179638	0600		8/10/00	181950	1290	370	7	1990	3	11131	N	N	19120 SE 261ST PL
3221590	0090		10/29/01	183950	1290	0	7	1992	3	7265	N	N	21521 SE 280TH ST
3291660	0180		5/17/01	164500	1290	0	7	1980	3	7803	N	N	26222 196TH PL SE
3291662	0020		8/20/01	170000	1290	0	7	1981	4	9099	N	N	26401 197TH PL SE
3154580	1780		1/23/01	164800	1300	0	7	1987	3	7109	N	N	21653 SE 269TH ST
3179635	0350		12/21/01	183450	1300	0	7	1987	3	7150	N	N	18339 SE 259TH CT
3179635	0350		2/21/01	169950	1300	0	7	1987	3	7150	N	N	18339 SE 259TH CT
3179638	0290		8/29/01	207750	1300	0	7	1989	3	12663	N	N	25830 193RD PL SE
3179638	0320		2/2/01	188000	1300	0	7	1990	3	8067	N	N	19246 SE 259TH PL
3179638	0420		10/12/01	204500	1300	370	7	1990	3	9491	N	N	19117 SE 259TH CT
3179638	0700		7/26/01	203000	1300	370	7	1990	3	8674	N	N	26211 192ND PL SE
3179638	0840		8/21/00	189950	1300	370	7	1990	3	7261	N	N	26100 192ND PL SE
3179638	0850		8/28/01	199950	1300	370	7	1990	3	7196	N	N	26020 192ND PL SE
3179638	0930		7/24/00	187000	1300	370	7	1990	3	7245	N	N	26109 193RD PL SE

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<b>Sub Area</b>	<b>Major</b>	<b>Minor</b>	<b>Sale Date</b>	<b>Sale Price</b>	<b>Above Grade Living</b>	<b>Finished Bsmt</b>	<b>Bld Grade</b>	<b>Year Built</b>	<b>Cond</b>	<b>Lot Size</b>	<b>View</b>	<b>Water-front</b>	<b>Situs Address</b>
3179638	1170		4/24/01	209000	1300	370	7	1990	3	9380	N	N	19232 SE 260TH PL
3511326	0120		7/24/01	198000	1300	380	7	1991	3	7201	N	N	21827 SE 239TH ST
3511326	0410		5/17/00	186500	1300	380	7	1991	3	6783	N	N	21717 SE 238TH ST
3511326	0440		8/18/00	189950	1300	380	7	1991	3	7303	N	N	21731 SE 238TH ST
3776040	0020		8/22/00	207500	1300	370	7	1994	3	12656	N	N	26125 200TH AV SE
3776040	0410		6/21/00	191450	1300	370	7	1996	3	11345	N	N	25719 201ST AV SE
3776040	0510		12/13/01	204450	1300	370	7	1996	3	12312	N	N	20216 SE 258TH ST
3940655	0040		8/17/01	203000	1300	340	7	1994	3	14040	N	N	26430 227TH CT SE
3940656	0060		7/19/00	206000	1300	340	7	1996	3	5825	N	N	22754 SE 266TH ST
3940658	0170		7/19/01	204950	1300	340	7	1994	3	9418	N	N	21917 SE 249TH PL
3940760	0150		6/8/00	165000	1300	0	7	1990	3	7514	N	N	21921 SE 237TH ST
3154580	1560		11/16/00	189900	1310	420	7	1989	3	7320	N	N	26811 218TH AV SE
3154580	2080		6/25/01	170000	1310	0	7	1987	3	7332	N	N	27011 218TH AV SE
3154580	7960		4/18/01	162000	1310	0	7	1990	3	9625	N	N	21323 SE 271ST PL
3179638	0330		3/19/01	170000	1310	0	7	1990	3	6738	N	N	19240 SE 259TH PL
3179641	0040		10/9/00	167500	1310	0	7	1994	3	7488	N	N	26923 176TH PL SE
3179642	0030		3/28/01	184000	1310	0	7	1995	3	7718	N	N	17620 SE 269TH PL
3378040	0050		11/9/00	183500	1310	0	7	1980	3	12800	N	N	17630 SE 270TH ST
3808165	0140		4/10/01	198950	1310	0	7	1996	3	6141	N	N	23603 SE 267TH PL
3154580	0760		8/23/01	187000	1320	0	7	1984	3	7467	N	N	26611 218TH AV SE
3154580	1330		8/6/01	175000	1320	0	7	1986	3	7686	N	N	21666 SE 268TH ST
3179635	0940		6/22/00	179000	1320	0	7	1988	3	9520	N	N	26108 185TH PL SE
3940652	0140		10/5/01	190000	1320	0	7	1996	3	18690	N	N	26404 231ST PL SE
3940652	0320		8/4/01	199500	1320	0	7	1995	3	7867	N	N	22908 SE 266TH ST
3940652	0660		4/25/00	198000	1320	0	7	1994	3	8685	N	N	22818 SE 264TH CT
3940652	0930		5/10/00	196250	1320	0	7	1995	3	11627	N	N	26733 227TH AV SE
3154580	4920		8/31/00	158600	1330	0	7	1986	3	7500	N	N	26611 221ST PL SE
3179635	0160		10/19/00	188000	1330	280	7	1980	4	8400	N	N	25847 185TH PL SE
3179635	0640		3/29/00	175500	1330	200	7	1980	3	9660	N	N	25830 185TH PL SE

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Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built	Cond	Lot Size	View	Water-front	Situs Address
3179635	0960		9/25/00	190800	1330	200	7	1980	4	7350	N	N	25920 185TH PL SE
3417850	0940		11/6/00	170000	1330	0	7	1989	3	10691	N	N	19331 SE 270TH PL
3154580	3880		5/18/00	173000	1340	0	7	1989	3	7931	N	N	21829 SE 266TH PL
3154580	6640		6/5/00	189950	1340	0	7	1986	3	10350	N	N	26011 222ND CT SE
3179637	1010		2/23/00	171000	1340	0	7	1992	3	9123	N	N	25844 187TH AV SE
3511615	0140		7/21/00	240000	1340	570	7	1996	3	6108	N	N	21650 SE 239TH PL
3864821	0400		3/10/00	167000	1350	0	7	1987	3	7595	N	N	26626 199TH PL SE
3154580	2290		1/21/00	153250	1360	0	7	1990	3	8149	N	N	21659 SE 271ST ST
3154580	2530		8/17/00	172500	1360	0	7	1989	3	7500	N	N	21337 SE 271ST PL
3154580	3360		3/22/01	204000	1360	380	7	1990	3	7930	N	N	21842 SE 269TH ST
3378310	0040		1/17/00	175000	1360	0	7	1983	3	35866	N	N	27007 206TH AV SE
3144273	0120		1/9/01	219700	1370	0	7	1983	3	16200	N	N	21309 SE 252ND PL
3154580	2010		5/18/00	185000	1370	490	7	1991	3	7698	N	N	21635 SE 270TH ST
3154580	2500		3/24/00	159000	1370	0	7	1984	3	7875	N	N	21649 SE 271ST PL
3179635	0920		3/14/00	173000	1370	420	7	1980	4	5704	N	N	26128 185TH PL SE
3179636	0470		6/21/00	162500	1370	0	7	1982	3	8719	N	N	26218 190TH PL SE
3154580	0700		4/25/00	182000	1380	400	7	1988	3	7540	N	N	21641 SE 266TH ST
3154580	5510		8/16/00	167150	1380	0	7	1987	3	7500	N	N	26559 221ST PL SE
3680700	0085		12/10/01	185900	1380	0	7	1954	3	15488	N	N	25900 215TH PL SE
3154580	7670		6/14/01	203500	1390	380	7	1978	3	7630	N	N	21325 SE 269TH ST
3179635	0420		3/9/01	179900	1390	0	7	1987	3	9600	N	N	25833 184TH PL SE
3179635	0440		5/25/01	179500	1390	0	7	1987	3	7490	N	N	25821 184TH PL SE
3179637	0650		10/25/01	191000	1390	0	7	1992	3	8423	N	N	26016 189TH AV SE
3291661	0310		3/27/01	165000	1390	0	7	1983	3	8130	N	N	19750 SE 263RD PL
3362205	9093		9/19/01	155000	1390	0	7	1961	4	37026	N	N	17225 SE WAX RD
3864821	0090		12/3/01	193500	1390	0	7	1985	3	6071	N	N	19819 SE 267TH PL
3154580	1700		2/8/01	159950	1400	0	7	1990	3	6799	N	N	26916 216TH AV SE
3179635	0330		4/21/00	172500	1400	0	7	1987	3	10500	N	N	25915 184TH PL SE
3154580	6980		8/15/00	179500	1410	0	7	1985	3	8100	N	N	22036 SE 268TH ST

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Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built	Cond	Lot Size	View	Water-front	Situs Address
3221590	0320		3/20/01	171000	1410	0	7	1992	3	7595	N	N	27909 212TH PL SE
3291662	0320		4/21/00	166000	1410	0	7	1983	3	8725	N	N	26425 199TH PL SE
3417850	0440		9/19/01	193500	1410	0	7	1990	3	6600	N	N	27018 190TH AV SE
3179637	0640		3/13/01	182000	1420	0	7	1992	3	7707	N	N	26012 189TH AV SE
3282206	9028		9/26/01	210000	1420	0	7	1994	3	11055	N	N	21403 SE 265TH ST
3864820	0090		6/27/00	146500	1420	0	7	1983	3	7200	N	N	26616 197TH PL SE
3865144	2660		9/24/01	172500	1420	0	7	1978	4	4875	N	N	18705 SE 268TH ST
3154580	1660		8/21/00	150000	1430	0	7	1989	3	8305	N	N	21622 SE 269TH ST
3417850	0380		8/13/01	193000	1430	0	7	1990	3	6500	N	N	19039 SE 270TH ST
3856200	0140		6/27/01	173950	1430	0	7	1984	3	7200	N	N	19814 SE 265TH ST
3154580	0400		11/8/00	174900	1440	0	7	1987	3	13862	N	N	26701 216TH AV SE
3154580	2730		2/20/01	198500	1440	0	7	1985	3	7930	N	N	21820 SE 271ST PL
3179635	0200		5/25/00	182950	1450	0	7	1980	4	7150	N	N	25818 184TH PL SE
3179638	0540		9/25/00	177500	1450	0	7	1990	3	7776	N	N	19221 SE 260TH PL
3511326	0520		12/26/01	173500	1450	0	7	1980	3	7975	N	N	21800 SE 239TH ST
3864810	0030		4/13/01	205000	1450	0	7	1998	3	8928	N	N	26515 201ST CT SE
3864820	0020		2/12/01	210000	1450	430	7	1986	3	8527	N	N	26607 197TH PL SE
3154580	1300		11/9/01	190000	1460	0	7	1984	3	7320	N	N	26711 218TH AV SE
3154580	2830		4/12/01	180000	1460	0	7	1989	3	7930	N	N	21841 SE 271ST ST
3179636	0870		1/10/01	175000	1460	0	7	1981	4	8372	N	N	19026 SE 261ST ST
3025200	0300		5/25/00	186000	1470	0	7	1961	4	16500	N	N	26804 210TH AV SE
3154580	3610		9/7/00	160000	1470	0	7	1988	3	7930	N	N	21853 SE 267TH ST
3179636	0980		7/23/01	178000	1470	0	7	1981	3	8140	N	N	26122 189TH CT SE
3776040	1040		11/14/01	199950	1470	0	7	1996	3	8917	N	N	25806 203RD AV SE
3154580	7440		8/7/01	176000	1480	0	7	1985	3	8048	N	N	26603 214TH AV SE
3412380	0130		9/25/01	206450	1480	0	7	1986	3	8400	N	N	25122 LAKE WILDERNESS COUNTRY C DR SE
3412380	0300		2/27/01	202000	1480	0	7	1986	3	6972	N	N	25007 222ND CT SE
3179635	0770		9/27/01	202500	1490	620	7	1981	4	5626	N	N	25924 186TH PL SE
3179637	0260		9/26/00	179950	1490	0	7	1990	3	7601	N	N	25920 188TH AV SE

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Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built	Cond	Lot Size	View	Water-front	Situs Address
3179638	1100	3/20/01	180000	1490	0	7	1990	3	8485	N	N	19211 SE 259TH PL	
3337000	0140	4/24/01	226900	1490	0	7	2001	4	20584	N	N	27426 208TH AV SE	
3864822	0100	8/17/00	199500	1490	0	7	1988	3	9965	N	N	27009 201ST AV SE	
3154580	5710	4/18/00	150000	1500	0	7	1967	4	7875	N	N	22004 SE 266TH PL	
3179637	0080	5/17/01	185000	1500	0	7	1992	3	9114	N	N	18702 SE 258TH ST	
3154580	2540	8/4/01	176950	1510	0	7	1990	3	7500	N	N	21343 SE 271ST PL	
3154580	3020	2/28/00	184400	1510	0	7	1989	3	7930	N	N	21847 SE 270TH ST	
3154580	8915	5/17/00	202000	1510	1010	7	1979	4	8214	N	N	27004 222ND AV SE	
3292206	9155	3/22/00	160050	1510	0	7	1978	4	9583	N	N	26204 197TH AV SE	
3856200	0080	11/29/00	205000	1510	150	7	1984	3	6700	N	N	26452 199TH PL SE	
3085100	0100	8/23/01	199950	1520	0	7	2001	3	8834	N	N	18302 SE 260TH PL	
3154580	4650	12/28/00	172950	1520	0	7	1988	3	8540	N	N	22011 SE 266TH PL	
3154580	7130	4/27/00	152500	1520	0	7	1979	3	8243	N	N	21438 SE 268TH PL	
3776040	0550	9/19/01	199900	1520	0	7	1995	3	7350	N	N	25817 203RD AV SE	
3154580	4690	6/22/01	188000	1530	0	7	1988	3	10000	N	N	22037 SE 266TH PL	
3154580	5790	7/18/00	175000	1530	0	7	1988	3	9620	N	N	26317 222ND AV SE	
3179637	0350	2/6/01	189950	1530	0	7	1992	3	8749	N	N	18918 SE 258TH ST	
3776040	0010	10/24/00	174950	1530	0	7	1994	3	8076	N	N	26129 200TH AV SE	
3776040	0070	3/13/00	163648	1530	0	7	1996	3	8191	N	N	19905 SE 261ST CT	
3856200	0150	10/1/01	195500	1530	0	7	1984	3	7836	N	N	19808 SE 265TH ST	
3154580	0780	5/25/01	179950	1550	0	7	1988	3	7468	N	N	21674 SE 266TH PL	
3154580	0930	2/17/00	187950	1550	0	7	1986	3	8472	N	N	21619 SE 266TH PL	
3312206	9053	3/9/01	218000	1550	0	7	1943	4	148975	N	N	18527 SE 272ND ST	
3312206	9085	2/15/00	191500	1550	0	7	1992	3	41247	N	N	27218 188TH AV SE	
3412380	0060	8/20/01	230000	1550	0	7	1989	3	7114	N	N	25027 LAKE WILDERNESS COUNTRY C DR SE	
3776040	0750	10/24/00	175500	1550	0	7	1994	3	7731	N	N	20113 SE 258TH PL	
3865144	3170	5/25/00	168000	1550	0	7	1977	4	5200	N	N	26429 189TH AV SE	
3179637	0530	10/13/00	176500	1560	0	7	1990	3	7456	N	N	19030 SE 260TH ST	
3179639	0020	9/20/01	199990	1560	0	7	1992	3	10870	N	N	17650 SE 268TH PL	

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<b>Sub Area</b>	<b>Major</b>	<b>Minor</b>	<b>Sale Date</b>	<b>Sale Price</b>	<b>Above Grade Living</b>	<b>Finished Bsmt</b>	<b>Bld Grade</b>	<b>Year Built</b>	<b>Cond</b>	<b>Lot Size</b>	<b>View</b>	<b>Water-front</b>	<b>Situs Address</b>
3179639	0170		7/13/00	182950	1560	0	7	1992	3	7552	N	N	17601 SE 268TH PL
3256400	0040		7/11/00	199500	1560	390	7	1977	4	41850	N	N	27016 204TH AV SE
3292206	9084		10/29/01	260000	1560	0	7	1962	3	177289	N	N	19840 SE 272ND ST
3776040	1000		9/20/00	177300	1560	0	7	1994	3	7980	N	N	25920 202ND AV SE
3940655	0190		5/24/01	207000	1560	0	7	1993	3	9500	N	N	22734 SE 264TH PL
3940655	0210		10/23/00	195000	1560	0	7	1993	3	9485	N	N	22722 SE 264TH PL
3154580	8600		6/26/00	177000	1570	0	7	1986	3	8100	N	N	22030 SE 271ST ST
3179637	0490		6/4/01	194500	1580	0	7	1990	3	9967	N	N	19002 SE 260TH ST
3179642	0100		7/23/01	212900	1580	0	7	1995	3	7908	N	N	17631 SE 269TH PL
3221590	1200		11/15/00	195000	1580	0	7	1992	3	7480	N	N	21446 SE 277TH ST
3940656	0130		8/31/00	190000	1580	0	7	1996	3	6500	N	N	22731 SE 266TH ST
3144130	0010		2/18/00	198500	1590	0	7	1994	3	7910	N	N	21612 SE 258TH ST
3179636	1110		11/5/01	209950	1590	0	7	1984	3	7292	N	N	18704 SE 262ND ST
3179637	0320		2/7/01	193000	1590	0	7	1990	3	10900	N	N	18902 SE 258TH ST
3864821	0410		7/11/00	180000	1590	0	7	1986	3	7357	N	N	26618 199TH PL SE
3179636	0180		4/4/00	183500	1600	0	7	1984	3	10182	N	N	26213 188TH AV SE
3144130	0080		6/15/01	224500	1610	0	7	1994	3	8191	N	N	21635 SE 257TH PL
3144130	0130		5/24/00	199500	1610	0	7	1994	3	8544	N	N	21606 SE 257TH PL
3154580	0100		2/28/01	167500	1610	0	7	1952	3	7500	N	N	21521 SE 265TH PL
3154580	1750		3/13/01	189950	1610	0	7	1997	3	6743	N	N	21637 SE 269TH ST
3221590	0030		6/2/00	195000	1610	0	7	1992	3	7810	N	N	27818 215TH PL SE
3221590	0560		2/17/00	179500	1610	0	7	1992	3	6910	N	N	27921 215TH PL SE
3417850	0010		3/15/00	184000	1610	0	7	1990	3	8918	N	N	19108 SE 270TH PL
3154580	6940		5/29/01	199950	1612	0	7	1999	3	8100	N	N	22006 SE 268TH ST
3154580	4200		2/1/01	198000	1620	0	7	1987	3	8125	N	N	26564 218TH AV SE
3865144	1000		11/16/01	179950	1620	0	7	1977	4	5360	N	N	18408 SE 263RD ST
3865144	1310		9/7/01	164000	1620	0	7	1977	4	5200	N	N	26462 186TH CT SE
3154580	1250		7/17/01	210000	1630	0	7	2001	3	7686	N	N	21649 SE 267TH ST
3154580	6060		2/12/01	189900	1630	0	7	1989	3	8100	N	N	26554 222ND AV SE

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3154580	6280		7/3/01	213000	1630	0	7	1997	3	11800	N	N	26106 220TH. PL SE
3221590	0050		1/14/00	187000	1630	0	7	1992	3	7810	N	N	27912 215TH PL SE
3221590	0070		9/21/01	222000	1630	0	7	1992	3	8583	N	N	27928 215TH PL SE
3940660	0220		2/22/00	190000	1630	0	7	1989	3	21086	N	N	21916 SE 255TH PL
3154580	6830		5/3/00	197200	1632	0	7	1999	3	7320	N	N	22027 SE 267TH ST
3179637	0060		11/6/00	189950	1640	0	7	1990	3	9119	N	N	25805 187TH AV SE
3179637	0900		2/21/00	187000	1640	0	7	1990	3	7464	N	N	18728 SE 258TH PL
3864822	0120		12/13/01	198000	1640	0	7	1988	3	9600	N	N	27025 201ST AV SE
3865144	0920		5/25/01	173000	1640	0	7	1977	4	6192	N	N	26302 186TH AV SE
3292206	9178		4/16/00	210000	1643	0	7	1995	4	12212	N	N	20029 SE 268TH ST
3940652	0550		4/4/00	190000	1646	0	7	1994	3	7364	N	N	22803 SE 264TH CT
3940652	0580		11/9/00	218000	1646	0	7	1994	3	9519	N	N	22827 SE 264TH CT
3940652	0890		1/19/01	217000	1646	0	7	1995	3	8836	N	N	26703 227TH AV SE
3940652	1110		6/8/00	209000	1646	0	7	1996	3	8887	N	N	26773 231ST PL SE
3154580	3900		1/26/01	184950	1650	0	7	1990	3	7931	N	N	21817 SE 266TH PL
3221590	1640		12/19/00	198250	1650	0	7	1993	3	7200	N	N	27743 214TH AV SE
3940652	0090		2/18/00	199950	1654	0	7	1996	3	13457	N	N	26444 231ST PL SE
3940652	0600		6/22/01	222500	1654	0	7	1994	3	6982	N	N	22839 SE 264TH CT
3940652	1050		11/1/00	212000	1654	0	7	1994	3	8068	N	N	26754 230TH PL SE
3940652	1080		3/14/00	204500	1654	0	7	1996	3	9843	N	N	23023 SE 267TH PL
3940652	1150		4/25/01	217000	1654	0	7	1995	3	8464	N	N	26784 231ST PL SE
3179635	0620		8/10/01	192000	1660	0	7	1988	3	11050	N	N	25834 185TH PL SE
3179620	0480		3/5/01	184730	1670	0	7	1977	3	10010	N	N	27731 166TH AV SE
3179637	0970		6/14/01	194900	1670	0	7	1990	3	7350	N	N	25820 187TH AV SE
3221590	1810		7/13/01	212500	1670	0	7	1993	3	7000	N	N	27778 212TH PL SE
3864820	0080		3/26/01	192500	1670	0	7	1983	3	8198	N	N	22622 197TH PL SE
3865144	0350		9/19/01	154750	1670	0	7	1977	4	4875	N	N	26311 TIMBERLANE DR SE
3154580	3030		8/27/01	193000	1680	0	7	1990	3	7930	N	N	21841 SE 270TH ST
3864822	0090		9/21/01	196000	1680	0	7	1988	3	9954	N	N	27001 201ST AV SE

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Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built	Cond	Lot Size	View	Water-front	Situs Address
3864822	0180		7/2/01	213800	1680	0	7	1988	3	10355	N	N	27024 200TH AV SE
3221590	0180		7/25/00	193000	1690	0	7	1992	3	7165	N	N	35209 SE 280TH PL
3417850	0040		10/20/00	192700	1690	0	7	1990	3	9674	N	N	19052 SE 270TH ST
3415630	0350		5/8/01	189500	1710	0	7	1983	3	9601	N	N	21214 SE 270TH ST
3808165	0170		9/14/00	213000	1710	0	7	1996	3	5877	N	N	23621 SE 267TH PL
3808165	0210		8/10/00	205000	1710	0	7	1996	3	6647	N	N	23640 SE 267TH PL
3808165	0320		10/26/00	220000	1710	0	7	1997	3	6521	N	N	23619 SE 267TH CT
3154580	3490		5/17/01	215000	1720	0	7	1999	3	7625	N	N	26710 218TH AV SE
3417850	0520		3/24/00	190950	1720	0	7	1990	3	7071	N	N	19019 SE 270TH CT
3154580	4080		7/12/00	184950	1730	0	7	1987	3	7800	N	N	21853 SE 266TH ST
3417850	0750		9/20/00	199000	1730	0	7	1990	3	10143	N	N	19117 SE 271ST CT
3291662	0130		11/28/01	155000	1740	0	7	1981	4	9228	N	N	26419 197TH PL SE
3154580	3600		4/18/00	194500	1741	0	7	1999	3	8336	N	N	21859 SE 267TH ST
3154580	5740		3/26/01	217000	1750	0	7	1990	3	8700	N	N	26344 221ST PL SE
3154580	8810		8/20/01	203000	1750	0	7	1979	3	7500	N	N	22003 SE 271ST PL
3085100	0030		3/7/01	222950	1770	0	7	2001	3	6741	N	N	18319 SE 260TH PL
3085100	0040		3/13/01	224450	1770	0	7	2001	3	6545	N	N	18313 SE 260TH PL
3085100	0090		4/24/01	214950	1770	0	7	2001	3	7034	N	N	18301 SE 260TH PL
3085100	0110		6/5/01	211950	1770	0	7	2001	3	6406	N	N	18308 SE 260TH PL
3085100	0120		4/12/01	211950	1770	0	7	2001	3	7203	N	N	18314 SE 260TH PL
3085100	0170		6/20/01	216950	1770	0	7	2001	3	6528	N	N	18318 SE 260TH PL
3179670	0050		8/16/01	214950	1770	0	7	2001	3	5957	N	N	18314 SE 261ST CT
3179670	0200		12/7/01	214950	1770	0	7	2001	3	4815	N	N	18231 SE 261ST CT
3154580	7720		9/19/01	224950	1771	0	7	2001	3	7630	N	N	21318 SE 270TH ST
3144273	0100		9/26/01	239950	1780	0	7	1983	3	21072	N	N	21229 SE 252ND PL
3154580	3710		9/21/00	188500	1800	0	7	1989	3	7626	N	N	26654 218TH AV SE
3154580	8110		6/21/00	197500	1800	0	7	1998	3	8100	N	N	22036 SE 269TH ST
3864821	0070		3/1/01	212600	1810	0	7	1985	3	7454	N	N	26710 198TH AV SE
3154580	0680		3/8/00	229500	1816	0	7	1999	3	7540	N	N	21627 SE 266TH ST

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3	127400	0100	8/8/00	177400	1820	0	7	1967	4	12960	N	N	17616 SE 266TH PL
3	127400	0490	5/16/01	185000	1820	0	7	1967	3	12960	N	N	17835 SE 266TH PL
3	154580	2850	9/5/01	207000	1820	0	7	1989	3	7930	N	N	21827 SE 271ST ST
3	412380	0510	9/14/00	218000	1820	0	7	1989	3	7092	N	N	22120 SE 250TH ST
3	417850	0410	5/8/01	214000	1830	0	7	1990	3	8402	N	N	19015 SE 270TH ST
3	864822	0050	3/30/00	193500	1830	0	7	1988	3	9600	N	N	26908 201ST AV SE
3	154580	2460	5/18/00	180000	1860	0	7	1989	3	7875	N	N	21625 SE 271ST ST
3	179641	0050	3/13/00	205000	1860	0	7	1994	3	8581	N	N	26924 176TH PL SE
3	144130	0060	7/26/01	225000	1870	0	7	1994	3	7776	N	N	21644 SE 258TH ST
3	154580	0205	3/23/00	214950	1878	0	7	2000	3	7965	N	N	21661 SE 265TH WY
3	864820	0110	6/23/00	183331	1880	0	7	1987	3	7369	N	N	19702 SE 266TH PL
3	680700	0165	4/19/00	243100	1900	0	7	1987	3	9503	Y	Y	26038 216TH PL SE
3	144131	0020	1/27/00	232000	1920	0	7	1995	3	12909	N	N	21614 SE 256TH PL
3	940655	0100	7/23/01	230000	1930	0	7	1993	3	8458	N	N	22723 SE 264TH PL
3	940655	0230	2/9/01	225950	1930	0	7	1993	3	10090	N	N	SE 264TH PL
3	154580	4180	12/11/00	182000	1940	0	7	1983	3	7375	N	N	21872 SE 266TH PL
3	085100	0130	5/17/01	234950	1950	0	7	2001	3	6831	N	N	18320 SE 260TH PL
3	154580	8490	8/25/00	189000	1950	0	7	1987	3	8100	N	N	22013 SE 270TH ST
3	179670	0150	9/20/01	229950	1950	0	7	2001	3	6572	N	N	18209 SE 261ST CT
3	179670	0210	8/22/01	229950	1950	0	7	2001	3	4810	N	N	18305 SE 261ST CT
3	864821	0340	6/20/00	196950	1970	0	7	1986	3	8012	N	N	26716 199TH PL SE
3	940652	0050	4/12/01	239950	1975	0	7	1996	3	15344	N	N	26634 231ST PL SE
3	940652	0250	1/20/00	240000	1975	0	7	1996	3	8189	N	N	23030 SE 267TH PL
3	940652	0280	12/4/01	244000	1975	0	7	1996	3	8263	N	N	23002 SE 267TH PL
3	940652	0490	3/23/00	208000	1975	0	7	1994	3	8889	N	N	22836 SE 265TH PL
3	940652	0520	6/26/00	235000	1975	0	7	1994	3	9522	N	N	22812 SE 265TH PL
3	940652	0530	8/20/01	243000	1975	0	7	1995	3	12061	N	N	22804 SE 265TH PL
3	940652	0880	1/2/01	237000	1975	0	7	1995	3	9627	N	N	26700 227TH AV SE
3	940652	0970	8/14/01	234900	1975	0	7	1996	3	36928	N	N	26777 230TH PL SE

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3940652	1070	1070	10/5/01	244000	1975	0	7	1996	3	11225	N	N	23013 SE 267TH PL
3940652	1170	1170	9/11/01	234900	1975	0	7	1995	3	7286	N	N	26772 231ST PL SE
3511326	0400	8/3/00	210500	1980	0	7	1991	3	6854	N	N	21711 SE 238TH ST	
3511326	0540	5/24/00	211000	1980	0	7	1991	3	6390	N	N	21726 SE 239TH ST	
3511326	0610	10/8/00	212000	1980	0	7	1991	3	7314	N	N	21610 SE 239TH ST	
3221590	0080	1/4/00	205000	2000	0	7	1992	3	12551	N	N	21529 SE 280TH ST	
3221590	0410	8/15/00	222000	2000	0	7	1992	3	9083	N	N	21205 SE 279TH PL	
3221590	0490	7/19/00	200000	2000	0	7	1992	3	7000	N	N	21314 SE 280TH ST	
3221590	0600	6/12/00	224000	2000	0	7	1992	3	8743	N	N	21502 SE 279TH CT	
3221590	0680	6/13/01	222000	2000	0	7	1992	3	7366	N	N	27800 214TH AV SE	
3511615	0010	3/23/00	201000	2000	0	7	1995	3	6393	N	N	21639 SE 239TH PL	
3808165	0150	5/7/00	229950	2000	0	7	1997	3	5878	N	N	23609 SE 267TH PL	
3808165	0160	11/16/01	233000	2000	0	7	1996	3	5878	N	N	23615 SE 267TH PL	
3808165	0180	3/23/00	219950	2000	0	7	1996	3	6241	N	N	23627 SE 267TH PL	
3808165	0300	2/23/00	220000	2000	0	7	1997	3	5590	N	N	23607 SE 267TH CT	
3808165	0310	10/24/00	229950	2000	0	7	1997	3	5821	N	N	23608 SE 267TH CT	
3808165	0340	6/19/00	230667	2000	0	7	1997	3	8834	N	N	23629 SE 267TH CT	
3808165	0410	11/3/00	224900	2000	0	7	1997	3	6437	N	N	23630 SE 267TH CT	
3776040	0720	7/23/01	220000	2030	0	7	1996	3	9631	N	N	21029 SE 258TH PL	
3940656	0020	8/24/01	224600	2039	0	7	1996	3	6000	N	N	22724 SE 266TH ST	
3776040	0650	9/27/01	215000	2040	0	7	1994	3	8640	N	N	25808 201ST AV SE	
3776040	0840	5/15/00	204950	2050	0	7	1994	3	8354	N	N	25905 201ST CT SE	
3154580	6860	6/15/01	215000	2060	0	7	1996	3	7320	N	N	22045 SE 267TH ST	
3154580	2230	6/12/01	213000	2076	0	7	1996	3	8888	N	N	21621 SE 271ST ST	
3025200	0400	7/26/01	187500	2100	0	7	1963	4	14850	N	N	21054 SE 268TH ST	
3864821	0510	9/26/00	199950	2110	0	7	1987	3	7242	N	N	26516 199TH PL SE	
3864810	0010	4/20/01	223500	2120	0	7	1998	3	7273	N	N	20006 SE 266TH ST	
3864821	0220	11/9/01	213300	2130	0	7	1987	3	7524	N	N	19915 SE 268TH ST	
3864821	0330	4/27/01	203000	2130	0	7	1987	3	7409	N	N	26724 199TH PL SE	

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3369150	0230	7/25/01	235000	2160	0	7	1994	3	16994	N	N	26250 180TH AV SE	
3085100	0160	5/21/01	249950	2270	0	7	2001	3	8969	N	N	18324 SE 260TH PL	
3940645	0040	8/24/00	231000	2330	0	7	1999	3	6045	N	N	23913 216TH PL SE	
3864810	0070	6/15/00	235000	2470	0	7	1997	3	8523	N	N	26520 201ST CT SE	
3379350	0650	8/2/01	263611	2490	0	7	2001	3	6808	N	N	26312 233RD AV SE	
3212206	9171	8/15/01	338000	2840	0	7	1990	3	52855	N	N	24702 217TH AV SE	
3144280	0270	4/26/00	137500	1070	0	8	1983	3	3193	N	N	25415 213TH AV SE	
3144280	0310	11/30/00	145450	1240	0	8	1981	3	4050	N	N	25421 213TH AV SE	
3940660	0230	10/15/01	224500	1290	360	8	1987	3	13048	N	N	21922 SE 255TH PL	
3221590	1090	6/9/00	220000	1320	430	8	1992	3	8168	N	N	21232 SE 277TH ST	
3221590	1680	9/17/01	247000	1320	580	8	1992	3	6887	N	N	21335 SE 277TH ST	
3864780	0110	11/7/01	215000	1330	390	8	1990	3	8407	N	N	26636 201ST PL SE	
3292206	9146	7/13/00	235000	1340	600	8	1978	3	47916	N	N	20306 SE 268TH ST	
3025200	0520	1/12/00	350000	1377	1377	8	1978	5	17500	Y	Y	20806 SE 268TH ST	
3328801	0050	7/12/00	245200	1380	940	8	1996	3	8050	N	N	25118 235TH WY SE	
3212206	9125	2/5/01	261000	1390	630	8	1978	3	111078	N	N	25011 214TH PL SE	
3144274	0240	8/6/01	250000	1430	420	8	1987	3	13500	N	N	25707 210TH AV SE	
3412400	0410	8/27/01	216500	1430	650	8	1985	3	15036	N	N	22127 SE 244TH PL	
3154580	0050	7/6/01	300000	1440	450	8	1971	3	10950	Y	Y	21528 SE 265TH PL	
3282206	9100	3/17/00	237000	1470	1020	8	1984	3	40043	N	N	25818 220TH AV SE	
3412382	0090	8/24/01	265000	1510	0	8	1990	3	6945	N	N	25507 LAKE WILDERNESS COUNTRY C DR SE	
3144280	0510	8/16/00	147500	1520	0	8	1982	3	3509	N	N	25426 213TH AV SE	
3144280	0530	3/13/00	145500	1520	0	8	1982	3	2275	N	N	25426 213TH AV SE	
3221590	1670	9/14/00	212500	1530	0	8	1994	3	6844	N	N	21342 SE 277TH PL	
3330395	0920	12/22/00	260000	1540	560	8	1996	3	11454	N	N	23120 SE 246TH PL	
3330395	0430	4/18/01	284500	1550	560	8	1996	3	13218	N	N	24707 230TH WY SE	
3330395	1700	1/4/00	253000	1550	1030	8	1996	3	8681	N	N	23051 SE 245TH PL	
3412383	0010	11/27/01	226000	1560	0	8	1990	3	7000	N	N	25733 LAKE WILDERNESS COUNTRY C DR SE	
3144270	0210	3/30/00	242000	1580	490	8	1977	4	13968	N	N	21230 SE 258TH ST	

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3417850	0180	8/24/01	235000	1580	530	8	1990	3	7150	N	N	27016 189TH AV SE	
3144271	0050	6/21/00	258900	1610	550	8	1980	4	16970	N	N	25132 215TH PL SE	
3412384	0320	10/6/00	212000	1670	0	8	1993	3	5565	N	N	25512 224TH CT SE	
3025200	1020	8/30/00	175000	1690	0	8	1962	4	15000	N	N	21111 SE 271ST ST	
3865010	0060	6/12/00	189950	1690	0	8	1989	3	8663	N	N	26919 189TH AV SE	
3025200	0470	3/27/00	273000	1700	590	8	1973	4	12870	Y	Y	20936 SE 268TH ST	
3412382	0460	11/16/00	225000	1700	0	8	1988	3	10063	N	N	25402 LAKE WILDERNESS COUNTRY C DR SE	
3412384	0260	8/1/01	230000	1710	0	8	1993	3	7643	N	N	22431 SE 255TH ST	
3144280	0120	9/18/00	157000	1740	0	8	1986	3	3384	N	N	25422 213TH PL SE	
3412384	0200	4/25/01	227500	1740	0	8	1993	3	6820	N	N	25532 223RD CT SE	
3412384	0280	5/15/00	205000	1740	0	8	1993	3	5703	N	N	25519 224TH CT SE	
3154580	5900	8/2/01	239950	1754	0	8	2001	3	7620	N	N	26144 220TH AV SE	
3412384	0040	6/16/00	216000	1780	0	8	1992	3	6300	N	N	22330 SE 255TH ST	
3412380	0490	4/27/01	219950	1790	0	8	1988	3	6965	N	N	22132 SE 250TH ST	
3144280	0140	6/15/00	179900	1794	0	8	1993	3	3253	N	N	25414 213TH PL SE	
3292206	9106	3/28/01	286500	1800	0	8	1992	3	158122	N	N	20826 SE 262ND ST	
3412381	0270	9/1/00	246000	1820	0	8	1987	3	14264	N	N	25210 LAKE WILDERNESS COUNTRY C DR SE	
3412700	0600	6/14/00	376000	1840	0	8	1987	3	16624	Y	Y	22828 SE LAKE WILDERNESS DR	
3144273	0040	5/7/01	225000	1870	0	8	1984	3	13500	N	N	25422 212TH PL SE	
3144280	0410	6/1/00	183000	1870	0	8	1980	3	3792	N	N	25429 213TH AV SE	
3221590	1070	2/23/01	230500	1870	0	8	1992	3	9417	N	N	21216 SE 277TH ST	
3412383	0230	4/6/01	264000	1870	0	8	1990	3	8400	N	N	26225 LAKE WILDERNESS COUNTRY C DR SE	
3025200	0450	7/25/00	360000	1876	1130	8	1995	3	10962	Y	Y	20950 SE 268TH ST	
3412382	0120	1/5/01	266125	1880	0	8	1989	3	6000	N	N	25523 LAKE WILDERNESS COUNTRY C DR SE	
3412382	0260	7/16/01	259950	1880	0	8	1989	3	6500	N	N	25716 LAKE WILDERNESS COUNTRY C DR SE	
3154580	0150	10/26/00	248250	1885	0	8	2000	3	8067	Y	N	26405 218TH AV SE	
3144280	0230	3/20/00	164950	1890	0	8	1983	3	3705	N	N	25413 213TH AV SE	
328802	0050	1/17/01	244000	1890	0	8	1996	3	7867	N	N	24925 235TH WY SE	
3330395	1680	2/20/01	242500	1890	0	8	1994	3	8442	N	N	23035 SE 245TH PL	

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3330395	0040	5/15/01	238500	1910	0	8	1996	3	7990	N	N	23060 SE 243RD PL	
3330395	0880	2/29/00	256000	1910	0	8	1994	3	8184	N	N	24604 231ST AV SE	
3330395	0010	12/8/00	235000	1920	0	8	1994	3	9614	N	N	23078 SE 243RD PL	
3330395	0650	9/28/00	283995	1920	0	8	1994	3	11768	N	N	24939 231ST AV SE	
3330395	1590	8/10/00	260000	1920	0	8	1994	3	8649	N	N	23031 SE 247TH CT	
3412383	0220	6/21/00	247900	1920	0	8	1990	3	7800	N	N	26219 LAKE WILDERNESS COUNTRY C DR SE	
3330395	1020	1/9/01	225146	1940	0	8	1994	3	8834	N	N	23126 SE 243RD PL	
378310	0100	10/27/00	195000	1960	0	8	1981	4	35438	N	N	20629 SE 271ST ST	
3412382	0030	7/3/00	268900	1970	0	8	1987	3	6763	N	N	25327 LAKE WILDERNESS COUNTRY C DR SE	
3330395	0180	3/15/01	275000	1980	0	8	1994	3	11098	N	N	24516 230TH CT SE	
3864780	0050	7/19/00	215000	1980	0	8	1990	3	6700	N	N	20033 SE 267TH PL	
3864780	0160	7/26/01	235000	2000	0	8	1990	3	9484	N	N	20028 SE 267TH PL	
3865010	0270	7/31/01	222000	2000	0	8	1990	3	8211	N	N	27107 189TH AV SE	
3412382	0220	8/14/01	265000	2010	0	8	1988	3	6500	N	N	25719 LAKE WILDERNESS COUNTRY C DR SE	
3412381	0070	6/9/00	262000	2040	0	8	1987	3	11349	N	N	25237 LAKE WILDERNESS COUNTRY C DR SE	
3144273	0190	9/18/01	264900	2050	0	8	1984	3	13775	N	N	25315 212TH PL SE	
3328800	0070	5/2/00	289000	2050	0	8	1996	3	9642	N	N	23414 S 251ST PL	
3412700	0500	1/3/00	269950	2054	0	8	1999	3	7382	N	N	25723 W LAKE WILDERNESS DR SE	
3412383	0100	4/10/00	242000	2090	0	8	1990	3	6103	N	N	26007 LAKE WILDERNESS COUNTRY C DR SE	
3085100	0150	11/28/00	252950	2120	0	8	2000	3	6839	N	N	18332 SE 260TH PL	
3412400	0470	4/19/00	219950	2120	0	8	1988	3	14003	N	N	22023 SE 244TH PL	
3412384	0610	8/8/00	258900	2130	0	8	1990	3	6000	N	N	22537 SE 261ST ST	
3412384	0350	2/11/00	240000	2140	0	8	1990	3	7268	N	N	22568 SE 261ST ST	
3412384	0020	8/17/00	259950	2150	0	8	1992	3	5712	N	N	22350 SE 255TH ST	
3330395	0260	4/16/01	356000	2160	1090	8	1997	3	8387	N	N	23008 SE 245TH PL	
3330395	0260	2/1/00	339000	2160	1090	8	1997	3	8387	N	N	23008 SE 245TH PL	
3412384	0420	2/22/00	240000	2160	0	8	1990	3	8107	N	N	26004 225TH CT SE	
3864780	0150	7/20/00	220000	2160	0	8	1991	3	7964	N	N	20036 SE 267TH PL	
3031830	0130	12/19/00	228000	2170	0	8	1993	3	7443	N	N	21007 SE 268TH CT	

**Sales Available for Annual Update Analysis**  
**Area 56**  
**(Single Family Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built	Cond	Lot Size	View	Water-front	Situs Address
3412383	0450	4250	4/25/01	281950	2170	0	8	1990	3	6868	N	N	25902 LAKE WILDERNESS COUNTRY C DR SE
3412381	0220	4220	1/29/01	225000	2190	0	8	1986	3	12033	N	N	25238 LAKE WILDERNESS COUNTRY C DR SE
3412383	0440	32700	3/27/00	249000	2220	0	8	1990	3	7000	N	N	25908 LAKE WILDERNESS COUNTRY C DR SE
3330395	0910	414/00	4/14/00	250000	2230	0	8	1994	3	11637	N	N	23121 SE 246TH PL
3202206	9127	54/01	5/4/01	265000	2247	0	8	1993	3	28749	N	N	20428 SE 248TH ST
3212206	9145	58/00	5/8/00	300000	2250	0	8	1985	3	138085	N	N	21708 SE 245TH ST
3857840	0045	111/01	1/11/01	82500	2270	0	8	2002	3	11250	N	N	21765 SE 262ND PL
3031830	0090	719/01	7/19/01	238000	2280	0	8	1990	3	8252	N	N	21031 SE 268TH CT
3212206	9100	730/01	7/30/01	323500	2300	0	8	1974	4	69260	N	N	21832 SE 245TH ST
3412382	0240	1024/00	10/24/00	264900	2300	0	8	1990	3	6500	N	N	25730 LAKE WILDERNESS COUNTRY C DR SE
3412383	0430	31/00	3/1/00	242500	2300	0	8	1990	3	7000	N	N	25914 LAKE WILDERNESS COUNTRY C DR SE
3144272	0050	824/01	8/24/01	292500	2340	0	8	1988	3	12947	N	N	21004 SE 258TH ST
3412383	0110	912/00	9/12/00	268600	2340	0	8	1990	3	7024	N	N	26015 LAKE WILDERNESS COUNTRY C DR SE
3330395	1390	112/00	11/2/00	265000	2360	0	8	1994	3	7638	N	N	23007 SE 248TH PL
3085100	0010	1127/00	11/27/00	249900	2370	0	8	2000	3	6597	N	N	18331 SE 260TH PL
3085100	0050	226/01	2/26/01	267000	2370	0	8	2000	3	6718	N	N	18307 SE 260TH PL
3330395	0370	829/01	8/29/01	335000	2390	0	8	1995	3	13778	N	N	22909 SE 246TH ST
3412382	0350	69/00	6/9/00	261900	2400	0	8	1989	3	7107	N	N	25526 LAKE WILDERNESS COUNTRY C DR SE
3412382	0370	522/01	5/22/01	265000	2400	0	8	1989	3	7000	N	N	25514 LAKE WILDERNESS COUNTRY C DR SE
3940651	0070	522/01	5/22/01	389000	2416	0	8	1997	3	24177	N	N	24520 214TH AV SE
3330395	0480	417/00	4/17/00	285000	2420	0	8	1996	3	11793	N	N	24726 230TH WY SE
3085100	0140	1114/00	11/14/00	260950	2430	0	8	2000	3	6839	N	N	18326 SE 260TH PL
3330395	1090	810/01	8/10/01	279950	2480	0	8	1995	3	9228	N	N	23058 SE 246TH PL
3330395	0860	824/01	8/24/01	304000	2510	0	8	1992	3	9915	N	N	24616 231ST AV SE
3330395	1360	1227/01	12/27/01	285000	2510	0	8	1995	3	7252	N	N	23010 SE 249TH PL
3330395	1520	618/01	6/18/01	290000	2550	0	8	1994	3	7983	N	N	24726 230TH WY SE
3025200	0190	67/00	6/7/00	329950	2560	0	8	2000	3	19000	N	N	27012 211TH AV SE
3330395	1230	64/00	6/4/00	279500	2560	0	8	1992	3	8272	N	N	24807 231ST AV SE
3330395	1100	130/01	1/30/01	267900	2570	0	8	1995	3	9878	N	N	23056 SE 246TH PL

**Sales Available for Annual Update Analysis**  
**Area 56**  
**(Single Family Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built	Cond	Lot Size	View	Water-front	Situs Address
3412384	0050	6/15/00	269950	2570	0	8	1992	3	7859	N	N	22322 SE 255TH ST	
3417850	0240	3/23/01	236000	2580	0	8	1990	3	7040	N	N	27124 189TH AV SE	
3330395	0800	3/28/00	275000	2610	0	8	1992	3	8436	N	N	24808 231ST AV SE	
3379350	0600	8/15/01	257495	2620	0	8	2001	3	9782	N	N	23217 SE 263RD ST	
3412384	0470	12/12/01	289950	2620	0	8	1991	3	8403	N	N	26013 225TH CT SE	
3328800	0010	2/27/01	381500	2630	0	8	1997	3	32938	N	N	25119 235TH WY SE	
3330395	1310	10/4/00	285000	2640	0	8	1994	3	10793	N	N	24914 230TH WY SE	
3330395	0530	9/8/00	355000	2650	0	8	1995	3	8874	N	N	24915 230TH WY SE	
3330395	1350	7/18/00	275000	2670	0	8	1996	3	10348	N	N	23014 SE 249TH PL	
3144272	0200	6/19/01	279250	2760	0	8	1988	3	13923	N	N	25805 211TH AV SE	
3330395	0460	3/27/00	315000	2800	0	8	1996	3	11481	N	N	24725 230TH WY SE	
3144274	0160	9/19/01	319500	2890	0	8	1983	3	13300	N	N	21012 SE 256TH PL	
3212206	9123	9/12/00	302000	2920	0	8	1978	3	83635	N	N	25107 215TH PL SE	
3940651	0040	4/25/01	380000	2921	0	8	1997	3	24074	N	N	24622 214TH AV SE	
3865010	0120	9/28/00	260000	2990	0	8	1990	3	7292	N	N	26953 189TH AV SE	
3212206	9148	10/19/01	373250	3100	0	8	1994	3	57499	N	N	21515 SE 245TH ST	
3940654	0210	7/21/00	244950	1746	0	9	2000	3	6067	N	N	25004 235TH CT SE	
3729660	0040	4/20/01	410000	1750	900	9	1998	3	12978	Y	Y	21774 S 262ND PL	
3144272	0270	4/19/00	259950	1760	910	9	1979	3	13780	N	N	25814 211TH AV SE	
3940654	0120	7/21/00	246494	1782	0	9	2000	3	8556	N	N	25073 235TH CT SE	
3940654	0190	6/20/00	239950	1782	0	9	2000	3	6000	N	N	25016 235TH CT SE	
3940654	0060	6/5/00	239950	1784	0	9	2000	3	6504	N	N	25021 235TH CT SE	
3940654	0010	5/18/00	270000	2204	0	9	2000	3	6381	N	N	25007 235TH CT SE	
3940654	0140	9/20/01	315000	2204	0	9	2000	3	5993	N	N	25054 235TH CT SE	
3940654	0140	11/1/00	292450	2204	0	9	2000	3	5993	N	N	25054 235TH CT SE	
3144272	0020	9/20/01	290000	2210	0	9	1979	3	15360	N	N	21106 SE 258TH ST	
3144274	0200	11/27/00	289950	2220	0	9	1979	3	14250	N	N	25619 210TH AV SE	
3144270	0150	11/3/00	275000	2250	0	9	1977	4	13500	N	N	25615 214TH AV SE	
3144274	0180	5/10/00	306325	2250	0	9	1986	3	14400	N	N	21002 SE 256TH PL	

**Sales Available for Annual Update Analysis**  
**Area 56**  
**(Single Family Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built	Cond	Lot Size	View	Water-front	Situs Address
3	144276	0150	11/9/01	285000	2270	0	9	1988	3	16016	N	N	21622 SE 253RD PL
3	328800	0050	7/10/00	345000	2320	0	9	1994	3	9455	N	N	23411 SE 251ST PL
3	401705	0890	7/20/00	322450	2340	0	9	1990	3	24300	N	N	25328 236TH CT SE
3	144272	0130	8/8/01	284000	2370	0	9	1988	3	16800	N	N	25949 210TH AV SE
3	401705	0760	9/25/01	357900	2370	0	9	1990	3	14051	N	N	23421 SE 254TH ST
3	940654	0030	2/22/00	287496	2424	0	9	2000	3	6000	N	N	25019 235TH CT SE
3	401705	0830	2/5/01	329000	2440	0	9	1990	3	15318	N	N	23611 SE 254TH ST
3	328800	0080	5/18/00	346000	2480	0	9	1995	3	32499	N	N	23426 SE 251ST PL
3	401705	0670	7/2/01	356475	2510	0	9	1993	3	15080	N	N	25325 233RD AV SE
3	337000	0142	11/7/01	407000	2529	0	9	2001	3	29750	N	N	27432 208TH AV SE
3	508850	0180	6/19/01	299950	2560	0	9	1989	3	13207	N	N	25777 215TH CT SE
3	508850	0140	10/18/00	305000	2570	0	9	1989	3	16885	N	N	25749 215TH CT SE
3	401705	0920	3/20/01	343000	2580	0	9	1990	3	19200	N	N	25317 236TH CT SE
3	328800	0060	1/10/00	337000	2600	0	9	1994	3	7564	N	N	23408 SE 251ST PL
3	401705	0730	6/19/01	347500	2620	0	9	1989	3	14051	N	N	23331 SE 254TH ST
3	940654	0020	3/13/00	284950	2648	0	9	2000	3	6000	N	N	25013 235TH CT SE
3	940654	0040	7/14/00	284950	2648	0	9	2000	3	6000	N	N	25020 235TH CT SE
3	940654	0080	9/14/00	300758	2648	0	9	2000	3	16129	N	N	25049 235TH CT SE
3	940654	0090	5/9/00	290950	2648	0	9	2000	3	13585	N	N	25055 235TH CT SE
3	940654	0110	10/16/00	292850	2648	0	9	2000	3	7576	N	N	25067 235TH CT SE
3	940654	0170	7/20/00	284950	2648	0	9	2000	3	6000	N	N	25028 235TH CT SE
3	940654	0180	6/16/00	287950	2648	0	9	2000	3	6000	N	N	25022 235TH CT SE
3	144274	0390	6/27/00	265000	2710	0	9	1980	3	16389	N	N	25620 210TH AV SE
3	940654	0160	8/27/00	282950	2710	0	9	2000	3	7076	N	N	25034 235TH CT SE
3	940654	0130	8/2/00	315733	2715	0	9	2000	3	8442	N	N	25066 235TH CT SE
3	940654	0150	6/9/00	315938	2715	0	9	2000	3	7077	N	N	25044 235TH CT SE
3	940654	0200	8/8/00	285000	2716	0	9	2000	3	7886	N	N	25010 235TH CT SE
3	412700	0282	12/4/00	342900	2730	0	9	1992	3	19338	N	N	25804 226TH PL SE
3	401705	0720	11/14/01	350000	2780	0	9	1989	3	14051	N	N	23323 SE 254TH ST

**Sales Available for Annual Update Analysis**  
**Area 56**  
**(Single Family Residences)**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built	Cond	Lot Size	View	Water-front	Situs Address
3401705	1140	5/11/01	339950	2780	0	9	1990	3	19823	N	N	23330 SE 254TH ST	
3025200	0540	9/25/00	365000	2840	0	9	2000	3	14210	Y	N	20807 SE 268TH ST	
3144276	0080	4/27/01	329000	2980	0	9	1990	3	17593	N	N	25212 217TH PL SE	
3401705	0690	5/17/01	384000	3050	0	9	1990	3	16185	N	N	23301 SE 254TH ST	
3401705	0430	6/5/01	406475	3090	0	9	1990	3	12718	N	N	25241 234TH AV SE	
3401705	0680	7/2/01	383000	3120	0	9	1992	3	15366	N	N	25331 233RD AV SE	
3292206	9062	8/14/00	398500	3168	0	9	2000	3	65340	N	N	20546 SE 263RD CT	
3292206	9193	4/4/00	394950	3168	0	9	2000	3	38333	N	N	20401 SE 263RD CT	
3292206	9138	11/16/00	477265	3452	0	9	2000	3	39600	N	N	26013 208TH AV SE	
3292206	9113	1/11/01	449950	3482	0	9	2000	3	49500	N	N	20702 SE 262ND ST	
3144270	0090	3/21/00	282000	1970	750	10	1977	4	14181	N	N	25330 215TH PL SE	
3144274	0410	9/25/01	290000	2350	0	10	1980	3	14000	N	N	21029 SE 256TH PL	
3401705	0180	5/21/01	396000	2370	760	10	1992	3	17787	N	N	25221 235TH WY SE	
3144272	0260	10/24/00	274500	2760	0	10	1980	3	15200	N	N	25826 211TH AV SE	
3401705	0400	11/7/01	376725	2760	0	10	1990	3	13990	N	N	25215 234TH AV SE	
3401705	0140	1/5/01	405000	2830	0	10	1990	3	21946	N	N	25220 235TH WY SE	
3401705	0560	7/5/01	455000	3050	0	10	1990	3	19223	Y	N	25341 232ND AV SE	
3401705	0200	1/31/00	310000	3190	0	10	1990	3	20337	N	N	25245 235TH WY SE	
3401705	0540	9/27/00	433250	3300	0	10	1990	3	18188	Y	N	25321 232ND AV SE	
3401705	0340	10/30/01	475000	3440	0	10	1991	3	19920	N	N	25116 234TH AV SE	
3025200	0480	8/30/00	414000	2440	970	11	1995	3	13195	Y	Y	20930 SE 268TH ST	

**Vacant Sales Available to Develop the Valuation Model**  
**Area 56**

<b>Sub Area</b>	<b>Major</b>	<b>Minor</b>	<b>Sale Date</b>	<b>Sale Price</b>	<b>Lot Size</b>	<b>View</b>	<b>Water-front</b>
3	152670	0160	2/16/01	162018	17423	N	N
3	154580	0150	1/26/00	65000	8067	Y	N
3	154580	8860	12/6/01	50000	7500	N	N
3	162206	9064	12/17/01	125000	39960	N	N
3	212206	9133	6/26/00	20000	183387	N	N
3	252205	9247	9/21/01	145000	60112	N	N
3	272206	9008	8/31/00	1000	17045	N	N
3	282206	9033	9/5/01	35250	14425	Y	Y
3	282206	9033	9/5/01	35250	14425	Y	Y
3	282206	9059	10/31/00	75000	11921	N	N
3	292206	9131	2/11/00	170000	91040	N	N
3	292206	9062	8/3/00	25000	65340	N	N
3	322206	9137	2/12/01	76000	61420	N	N
3	362205	9196	1/20/00	50000	100623	N	N
3	379350	1490	11/21/01	86000	5360	N	N
3	412460	0010	2/28/00	350000	166399	N	N
3	412460	0010	8/21/00	101568	166399	N	N
3	412460	0010	12/21/01	540000	166399	N	N
3	412700	0380	5/9/00	25000	25889	N	N
3	680700	0060	8/1/01	25000	14936	N	N